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WARRANTY DEED

ILLINOIS

Doc#: 2416520031 Fee: \$107.00

CEDRIC_GILES

COOK COUNTY CLERK'S OFFICE

Date 6/13/2024 9:18 AM Pg: 1 of 3

Doc ID 20240501604939

ST/Co Stamp 0-869-313-840 ST Tax \$228.00 CO Tax \$114.00

Mail recorded document to:

Drost Kivlahan McMahon & O'Connor,
LLC
11 South Dunton Avenue
Arlington Heights, IL 60005

Send tax bills to:

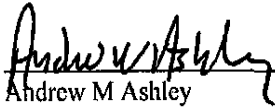
Brian Acquafredda
100 South Vail Avenue
Unit 302
Arlington Heights, IL 60005

THE GRANTOR(s), Andrew M Ashley and Shari Ashley, married to each other, of the City of Cedarburg, County of Ozaukee, State of Wisconsin, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(s) and WARRANT(s) to Brian Acquafredda, of 200 North Arlington Heights Road, #205, Arlington Heights, IL 60004, Grantee(s), all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois to wit: *(See Legal Description on Page 2, or attached hereto, and made a part hereof)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Law of the State of Illinois, to have and hold said premises forever.

Permanent Real Estate Index Number(s): 03-32-100-037-1006

Property Address: 100 South Vail Avenue, Unit 302, Arlington Heights, IL 60005

The date of this deed of conveyance is May 31, 2024.


Andrew M Ashley


Shari Ashley

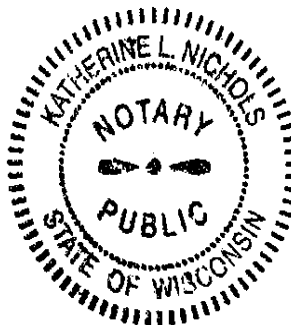
State of Wisconsin, County of Ozaukee ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Andrew M Ashley and Shari Ashley, married to each other, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

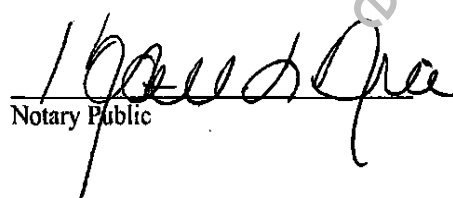
(Impress Seal Here)

Given under my hand and official seal May 31, 2024.

(My Commission Expires 10-01-2027)

0024007954
10/2




Notary Public

Fidelity National Title

This instrument was prepared by: Michelle Ferguson
Greenberg & Sinkovits, LLC, 18141 Dixie Highway - Suite 111, Homewood, IL 60430

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LEGAL DESCRIPTION

Address(es) of Real Estate: 100 South Vail Avenue, Unit 302, Arlington Heights, IL 60005

PIN: 03-32-100-037-1006

UNIT 302 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN HAWTHORNE HOUSE OF ARLINGTON HEIGHTS CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION FILED AS DOCUMENT NO. LR2494964, AS AMENDED FROM TIME TO TIME, IN THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THRID PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

11-Jun-2024



COUNTY:	114.00
ILLINOIS:	228.00
TOTAL:	342.00

03-32-100-037-1006

20240501604939

0-869-313-840

Property of Cook County Clerk's Office