

UNOFFICIAL COPY

Doc#: 2420402394 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 7/22/2024 1:10 PM Pg: 1 of 3

WARRANTY DEED Illinois Statutory

Dec ID 20240701652131
ST/Co Stamp 1-178-221-360 ST Tax \$330.00 CO Tax \$165.00
City Stamp 2-050-636-592 City Tax \$3,465.00

BW24069344

1 OF 2 LH

THE GRANTOR(S) Jason Moungey and Marielis Manzur,
married to each other, of
Springfield, IL, for and in
consideration of ten dollars (\$10.00), and other good and valuable consideration in hand
paid, CONVEY(S) and WARRANT(S) to Joshua Tate King,
a unmarried man, of
580 Northwest 2nd Street, Unit 14, Wilton Manors, Florida all interest in the
following described Real Estate situated in the County of Cook in the State of IL, to wit:

UNIT NUMBER 1444-D1, IN THE BELLA FIORE CONDOMINIUMS, AS DELINEATED
ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 10 AND 11 IN BLOCK 29 IN ROGERS PARK, BEING A SUBDIVISION OF THE
NORTHEAST QUARTER AND THAT PART OF THE NORTHWEST QUARTER LYING
EAST OF RIDGE ROAD OF SECTION 31, ALSO THE WEST HALF OF THE
NORTHWEST QUARTER OF SECTION 32, ALSO ALL OF SECTION 30, LYING
SOUTH OF THE INDIAN BOUNDARY LINE IN TOWNSHIP 41 NORTH, RANGE 14,
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF
CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0021258634; TOGETHER
WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN
COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; Building lines and
easements; General real estate taxes for the year 2024 and
subsequent years

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Dated this 12th day of July, 2024

By Jason Moungey
Jason Moungey

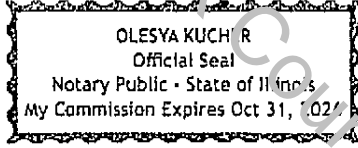
Marielis Manzur
Marielis Manzur

STATE of IL, COUNTY of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jason Moungey and Marielis Manzur personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 12th Day of July, 2024

Olesya Kuch R
Notary Public



Prepared by:
Michael Mazek
Mazek Law Group LLC
3805 N. Lincoln Avenue
Chicago, IL 60613

Mail to:
Joshua T. King
1444 West Lunt Avenue, Unit D1
Chicago, IL 60626

Name and Address of Taxpayer:
Joshua Tate King
1444 West Lunt Avenue, Unit D1
Chicago, IL 60626

REAL ESTATE TRANSFER TAX		19-Jul-2024
COUNTY:		165.00
ILLINOIS:		330.00
TOTAL:		495.00
11-32-109-014-1012 20240701652131 1-178-221-360		

REAL ESTATE TRANSFER TAX		19-Jul-2024
CHICAGO:		2,475.00
CTA:		990.00
TOTAL:		3,465.00 *
11-32-109-014-1012 20240701652131 2-050-836-592		

* Total does not include any applicable penalty or interest due.

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Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 11-32-109-014-1012
Address(es) of Real Estate: 1444 West Lunt Avenue, Unit D1, Chicago, IL 60626

Property of Cook County Clerk's Office