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2422011023

Doc# 2422011023 Fee \$88.00

ILRHSP FEE:\$18.00 RPRF FEE:\$1.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

DATE: 8/7/2024 2:36 PM

PAGE: 1 OF 3

WARRANTY DEED
ILLINOIS STATUTORY
Trusts to Individual

24-154897-PTG 1 of 2

THE GRANTOR, Doreen R Burse, trustee of the Doreen R Burse Trust dated February 27, 2024, as amended from time to time, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to the GRANTEE, PAUL AARON MACIAS, a single person, of the City of Chicago, Cook County, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO:

Covenants, conditions and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2023 and subsequent years; and

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): 17-09-216-018-1040

Address(es) of Real Estate: 225 W Huron St, Unit 320, Chicago, IL 60654

This conveyance, as it relates to Doreen R. Burse, is made by Doreen R. Burse, not individually, but solely as Trustees under the provisions of the trust instruments known as the Doreen R Burse, trustee of the Doreen R Burse Trust dated February 27, 2024, and unto all and every successor or successors in trust under said trust instruments, and as such is made without warranty, express or implied, and is made by, and on condition that Doreen R. Burse shall have no liability in their individual capacities on any agreement, warranty or indemnity herein contained, express or implied. Any recourse under and by virtue of this Decd shall be against the Doreen R Burse, trustee of the Doreen R Burse Trust dated February 27, 2024, and unto all and every successor or successors in trust under said trust instruments.

REAL ESTATE TRANSFER TAX



CHICAGO:	2,175.00
CTA:	870.00
TOTAL:	3,045.00 *

07-Aug-2024

17-09-216-018-1040 | 20240701665941 | 1-860-286-256
* Total does not include any applicable penalty or interest due

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Dated this 22 Day of July, 20 24.

The Doreen R Burse Trust dated February 27, 2024, as amended from time to time

BY: *Doreen R. Burse*
Doreen R. Burse, as trustee

State of Illinois)
County of Cook) SS



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY Doreen R. Burse, 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 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.

Given under my hand and official seal, this 22 day of July, 20 24.

Megan Elizabeth Johnson (Notary Public) Commission Expires _____
This instrument was prepared by: Bell & Shah, LLC, 2015 W. Fullerton Ave. Chicago, Illinois 60647
STEPHANIE WOLFSON

GRANTEE AND
Mail To: PAUL AARON MACIAS

Send Subsequent Tax Bills to: PAUL AARON MACIAS, 225 W Huron St, Unit 321, Chicago, IL 60654

REAL ESTATE TRANSFER TAX

07-Aug-2024

		COUNTY:	145.00
		ILLINOIS:	290.00
		TOTAL:	435.00

17-09-216-018-1040

| 20240701665941 | 1-236-252-464

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Doma Title Insurance, Inc.

Commitment Number: 24-154897-PTG

EXHIBIT A PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

UNIT 320 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN HURON STREET LOFTS CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0601832099, AND AS AMENDED FROM TIME TO TIME, IN THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.:
17-09-216-018-1040

C.K.A.: 225 W Huron St, Unit 320, Chicago, IL 60654

Property of Cook County Clerk's Office