

# UNOFFICIAL COPY

Greater Illinois Title Company  
**WARRANTY DEED**  
**ILLINOIS STATUTORY**  
(Corp. to Individual)



Doc#: 0830947036 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/04/2008 02:06 PM Pg: 1 of 3

4349235 1/2  
GIT (10/28)

**THE GRANTORS**, Cirrus Investment Group, LLC and V & T Investment Corporation, a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, **CONVEY(S) and WARRANT(S)** to Nasrin Naghavi, fee simple,

5706 N MAPLEWOOD AVE., CHI, IL, 60659 <sup>PK</sup>

(GRANTEE'S ADDRESS) ~~6053 N. Fairbault, Lincolnwood, Illinois 60712~~

of the County of Cook, the following describe 1 Real Estate situated in the County of Cook in the State of Illinois, to wit:

See attached

THIS IS NOT HOMESTEAD PROPERTY

**SUBJECT TO:** Covenants, easements, leases, and restrictions of record, general real estate taxes for 2007 <sup>PK</sup>.

Permanent Real Estate Index Number(s): 13-13-323-046-1010

Address(es) of Real Estate: 4136 N. California, Chicago, Illinois 60618  
<sub>Unit #202 C.I. V&T</sub>

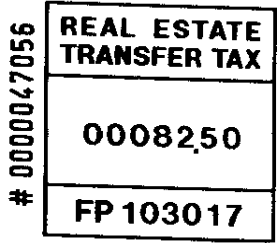
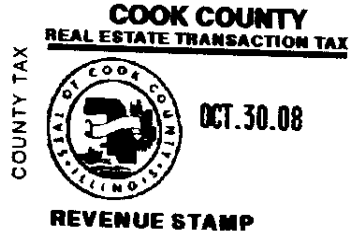
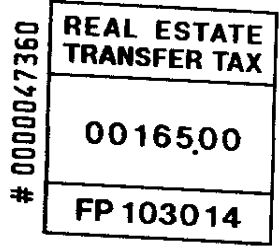
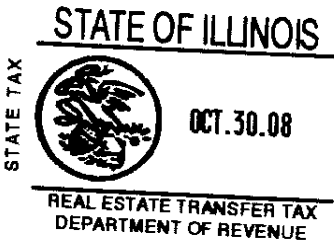
In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its President this 28th day of August, 2008.

V & T Investment Corporation

Cirrus Investment Group, LLC

By V&T Investment Corporation by  
Tam T. Huynh  
President [Signature]

By: [Signature]  
Su-Yun Kolar



# UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Su Yun Kolar and Tam T. Huynh, personally known to me to be the President of the Cirrus Investment Group, LLC and V & T Investment Corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Su-Yun Kolar and Tam T. Huynh and President they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this \_\_\_\_\_ 28th \_\_\_\_\_ day of August, 2008



*David Koch* (Notary Public)

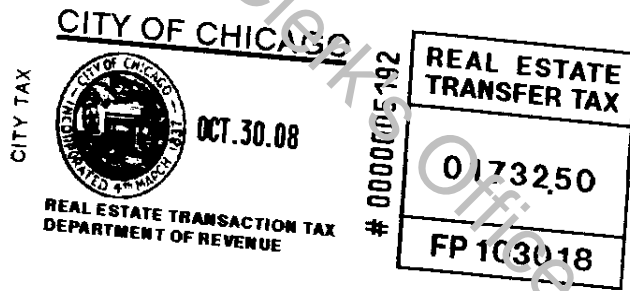
**Prepared By:** David Koch  
1308 S. 57<sup>th</sup> Ave.  
Cicero, IL 60804

**Mail To:**

~~Nasrin Naghavi~~  
~~ABID SABEEH, ESQ.~~  
~~4 N. BARTLETT RD.~~  
~~STREAMWOOD, IL 60107~~

**Name & Address of Taxpayer:**

Nasrin Naghavi  
4136 N CALIFORNIA, #202  
CHICAGO, IL 60618



# UNOFFICIAL COPY

ORDER NO.: 1301 - 004349235  
ESCROW NO.: 1301 - 004349235

1

**STREET ADDRESS:** 4136 NORTH CALIFORNIA AVENUE UNIT 202  
**CITY:** CHICAGO                      **ZIP CODE:** 60618                      **COUNTY:** COOK  
**TAX NUMBER:** 13-13-323-046-1010

Property of Cook County Clerk's Office

**LEGAL DESCRIPTION:**

UNIT 2-C TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN PARK MANOR CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION FILED AS DOCUMENT NO. LR2367010, AS AMENDED, IN THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PROPERTY ADDRESS IS KNOWN AS 4136 N. CALIFORNIA AVE. UNIT 202, CHICAGO, IL 60618