

WARRANTY DEED
(Illinois) (Individual to Individual)

PREPARED BY:
Jonathan A. Vold, Esq.,
900 E. Northwest Hwy.
Mt. Prospect, IL 60056

MAIL TO:
Jonathan A. Vold, Esq.,
900 E. Northwest Hwy.
Mt. Prospect, IL 60056

SEND TAX BILL TO:
Bharat D. Patel
6542 N. Troy St.
Chicago, IL 60645



Doc#: 1135304071 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/19/2011 11:19 AM Pg: 1 of 3

FIRST AMERICAN TITLE
ORDER # Aecom

For and in consideration of Ten & no/100ths Dollars (\$10.00) and other valuable and sufficient consideration in hand paid, the Grantor, Vasant Patel, a married man, of 5344 Lee St., Skokie, IL 60076, and Bharat Patel, of 6542 N. Troy St., Chicago, IL 60645

hereby convey, release, quitclaim and warrant to the Grantees, Bharat D. Patel and Hashumati B. Patel, husband and wife, each of 6542 N. Troy St., Chicago, IL 60645, as joint tenants,

to have and to hold all interest Grantors have or may have in the real estate having a P.I.N. of 09-15-412-007-0000 and located at 8852 Robin Drive, Unit D, Des Plaines, IL, 60016 and legally described as

The West 21.17 feet of the East 177.34 feet of the North 1/2 of Lot 4 in the Dempster Garden Homes Subdivision, a subdivision of part of the Southeast 1/4 of Section 15, Township 41 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

SUBJECT ONLY TO: general real estate taxes not due and payable at the time of closing; covenants, conditions, restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

THIS IS NOT HOMESTEAD PROPERTY WITH RESPECT TO THE GRANTOR.

THIS TRANSFER IS EXEMPT FROM TRANSFER TAX UNDER PROVISIONS OF SECTION 31-45, PARAGRAPH E, OF THE ILLINOIS REAL ESTATE TRANSFER TAX LAW.

Dated September 17, 2011

Vasant T. Patel
Vasant Patel

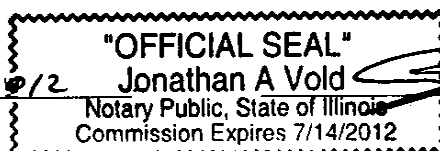
Bharat D. Patel
Bharat Patel

Property not located in the corporate limits of the City of Des Plaines, Deed or instrument not subject to transfer tax.
M. Kian 9/21/11
City of Des Plaines

I, the undersigned, a Notary Public in and for the County of Lake, in the State of Illinois, certify that Vasant Patel and Bharat Patel, personally known to me to be the same person as named herein, appeared before me this day and acknowledged signing and delivering this instrument as a free and voluntary act, for the uses and purposes therein set forth.

THE NOTARY IS THE ATTORNEY WHO PREPARED THIS DOCUMENT. THE ATTORNEY HAS THE NOTARIAL RECORD OF THE RESIDENTIAL REAL PROPERTY TRANSACTION AS DEFINED IN THE ILLINOIS NOTARY PUBLIC ACT.

Dated 9-17-2011
My commission expires 7-14-2012



[Signature], Notary Public

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UNOFFICIAL COPY

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER 12/12/2011



COOK	\$42.50
ILLINOIS:	\$85.00
TOTAL:	\$127.50

09-15-412-007-0000 | 20111001602432 | WUX5LV

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown in the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 9-17, 2011

Signature: Bharat D. Patel
Grantor or Agent

Subscribed and sworn to before me by the said Grantor this 17 day of Sept, 2011.



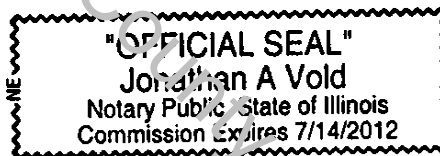
Notary Public [Signature]

The grantee or his agent affirms and verifies that the name of the grantee shown in the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 9-17, 2011

Signature: Bharat D. Patel
Grantee or Agent

Subscribed and sworn to before me by the said Grantee this 17 day of Sept, 2011.



Notary Public [Signature]

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer tax Act.)