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#### WARRANTY DEED

The Grantor(s), Kiran L. Patel, and Reshma Patel, as husband and wife, of the City of Naperville, County of DuPage, State of Illinois, and Neal K. Patel, married to Toral Patel, of the city of Columbus, County of Franklin, State of Ohio, for the consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, CONVEY and WARRANT to;

Doc#: 1310031060 Fee: \$44.00 RHSP Fee: \$10.00 Affidavit Fee: Karen A.Yarbrough Cook County Recorder of Deeds Date: 04/10/2013 12:32 PM Pg: 1 of 4

Margaret Schilt, an unmarried woman, City of Chicago, County of Cook, and State of Illinois, the following described Real Estate situated in the County of Cook in the State if Illinois, to wit:

### PARCEL ONE:

UNIT NO. 328, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTED T. S.FERRED TO AS "PARCEL"):

THAT PART OF LOTS 10, 11, AND 17 IN CARSON AND CHYTRAUS ADDITION TO CHICAGO, BEING A SUBDIVISION OF BLOCK 1, IN EQUITABLE TRUST COMPANY'S SUBDIVISION IN SECTION 21, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE LINE ESTABLISHED BY DECREE ENTERED IN SEPTEMBER 7, 1906, IN CASE N.C. 2 4470, CIRCUIT COURT OF COOK COUNTY, ILLINOIS, ENTITLED CHARLES W. GORDON AND OTHERS AGAINST COMMISSIONERS OF LINCOLN PARK, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN NATIONAL BANK & TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST NO. 40420 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 24014190; TOGETHER WITH AN UNDIVIDED .1935% INTEREST IN SAID PARCEL, (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY); ALSO

### **PARCEL TWO:**

EASEMENT FOR THE BENEFIT OF PARCEL ONE, AS CREATED BY THE EASEMENT AGREEMENT DATED APRIL 23, 1969 RECORDED APRIL 23, 1969 AS DOCUMENT 20820211 MADE BY AND BETWEEN AMERICAN NATIONAL BANK & TRUST COMPANY OF CHICAGO TRUST NO. 22719 AND EXCHANGE NATIONAL BANK OF CHICAGO TRUST NO. 5174 FOR THE PURPOSE OF INGRESS AND EGRESS OVER AND ACROSS THAT PART OF THE EAST 40 FEET OF VACATED FRONTIER AVENUE, AS VACATED BY ORDINANCE RECORDED AS DOCUMENT 20816906, LYING WEST OF LOTS 10, 11, AND 12, IN CARSON AND CHYTRAUS ADDITION TO CHICAGO, AFORESAID, WHICH LIES NORTH OF THE SOUTH LINE OF LOT 10, EXTENDED WEST AND LIES SOUTH OF THE NORTH LINE OF LOT 12, EXTENDED WEST, IN COOK COUNTY, ILLINOIS.

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### **UNOFFICIAL COPY**

Permanent Real Estate Index Number: #: 14-21-101-034-1594

Common Address: 3950 N. Lake Shore Dr. #328E, Chicago, IL 60613

SUBJECT TO: General real estate taxes not due and payable at the time of Closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

And the said Grantors hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes providing for the exemption of homesteads from sale on execution or otherwise.

DATED this day of April, 2013	DATED this day of April, 2013
Neal K. Patel	Kiran L. Patel
Neat K. Patel	Kilali L. Fatci
DATED this day of April, 2013	DATED this day of April, 2013
Lefatel 0	TMAL
Reshma Patél	Toral Patel
	OFFICIAL SEAL'
State of Illinois )	PILAR ANDRADE  OF ARE PUBLIC STATE OF ILLINOIS
County of ) ss.	hy Cor mission Expires 08/20/2015
The undersigned, a notary public in and for the above county and state, certifies that Kevin	
Walsh, known to me to be the same persons whose names are subscribed as Grantors to the	
foregoing instrument, appeared before me in person and acknowinged signing and delivering the instrument as the free and voluntary act of the Grantors, for the uses and surposes set forth therein.	
instrument as the nee and voluntary act	of the Grantors, for the uses and Julposes set forth therein.
Given under my hand and official seal, t	his day of, 2013
,	
	/ 1. lal devada
	NOTARY PUBLIC
	NOTACT TOBLE
#	IAIL DEED TO: SEND TAX BILL TO:
Alfred S. Dynia	Tom Scannell Margaret A. Schilt 9901 Sillestell JOS 3950 N. Luke shove Dr
Dynia & Associates, LLC4849 N. Milwaukee Ave	Chicago FUBBLY #328E
Suite 801	Chicago 12 60613
Chicago, IL 60630	

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## **UNOFFICIAL COPY**

REALESTATE TRANSFER 04/10/2013

CHICAGO:

\$1,185.00

CTA:

\$474.00

TOTAL:

\$1,659.00

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REALESTATE TRANSFER 04/10/2013





COOK
ILLINOIS:

\$158.00

\$79.00

**TOTAL**: \$237.00

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