



WARRANTY DEED

This instrument was prepared by:
Alexander Demchenko, Esq.
Demchenko & Kashuba LLC
2338 W. Belmont Ave.
Chicago, IL 60618

Doc#: 1334501006 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/11/2013 09:24 AM Pg: 1 of 4

Property of Cook County Clerk's Office

THE GRANTORS, VASYL KHOYNYAK and STEPANIYA KHOYNYAK, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN (10) DOLLARS and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to THE GRANTEE, ANDRIY BIDYUK, a married man, of the County of Cook, 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

Permanent Real Estate Index Number: 13-30-118-038-1021

Address of Real Estate: 2919 N. Harlem Ave., Unit #405, Chicago, IL 60607

SUBJECT TO: general real estate taxes for the year 2013 and subsequent years; building lines and use or occupancy restrictions, covenants, conditions and restrictions of record; easements for public utilities; acts of the Grantee.

TO HAVE AND TO HOLD said premises forever.

DATED this 21 day of October, 2013.

Signature: [Signature]
Vasyl Khoynyak

Signature: [Signature]
Stepaniya Khoynyak

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that Vasyl Khoynyak, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he

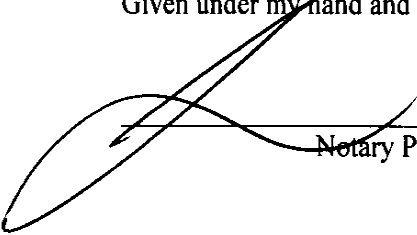
WSA 306227 QF 00 10f2

Y
S
P
S
S
SC
INTA

UNOFFICIAL COPY

signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 21 day of October, 2013.

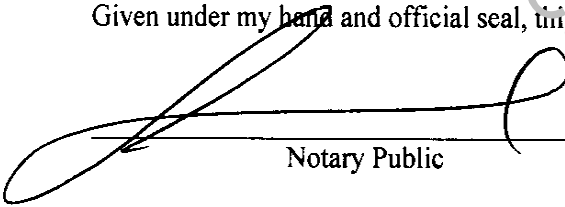


Notary Public

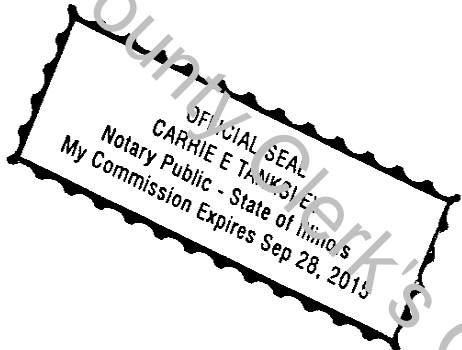
STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)


I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that Stepaniya Khoynyak, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 21 day of October, 2013.





Notary Public



REAL ESTATE TRANSFER	10/24/2013
 CHICAGO:	\$840.00
CTA:	\$336.00
TOTAL:	\$1,176.00

13-30-118-038-1021 | 20131001605277 | NASLWZ

REAL ESTATE TRANSFER	10/24/2013
  COOK	\$56.00
ILLINOIS:	\$112.00
TOTAL:	\$168.00

13-30-118-038-1021 | 20131001605277 | RQQY6A

AFTER RECORDING, MAIL TO:

2919 N. HARLEM AVE. #405
CHICAGO, IL 60707

and SEND SUBSEQUENT TAX BILLS TO:

UNOFFICIAL COPY

Grantee (purchaser) herein is prohibited from conveying captioned property for any sales price for a period of 30 days from the date of this deed. After this 30-day period, grantee is further prohibited from conveying the property for a sales price greater than \$134,400.00 until 90 days from the date of this deed. These restrictions shall run with the land and are not personal to the grantee.

Property of Cook County Clerk's Office

COOK COUNTY
RECORDER OF DEEDS
SCANNED BY _____

UNOFFICIAL COPY

STREET ADDRESS: 2919 N. HARLEM AVE

UNIT 405

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 13-30-118-038-1021

LEGAL DESCRIPTION:

PARCEL ONE: UNIT 405 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN HARLEM POINTE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED JUNE 26, 2003 AS DOCUMENT NO. 0317731053, IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL TWO: THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENTS KNOWN AS PARKING SPACE P-37 AND STORAGE SPACE S-37, AS DELINEATED AND DEFINED IN THE DECLARATION, AFORESAID.

Property of Cook County Clerk's Office