

UNOFFICIAL COPY

WARRANTY DEED

THE GRANTORS, VISHNU MAHADESHWAR, a married individual, of 4926 N. Lester Avenue, Unit 3W, City of Chicago, County of Cook, State of IL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid, CONVEY and WARRANT as tenants by the entirety to:

MAHADESHWAR FAMILY LLC, an Illinois Limited Liability Company, 4926 N. Lester Avenue, Unit 3W, City of Chicago, County of Cook, State of IL, all interest in the following described Real Estate situated in the County of Cook, in the State of IL, to wit:

SEE ATTACHED "EXHIBIT A" FOR LEGAL DESCRIPTION.

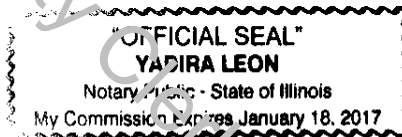
Property Address: 4848 N. Sheridan Avenue, Unit C2, Chicago, IL 60640
Permanent Index Number: 14-08-416-139, 14-08-416-040-1109, 14-08-416-040-1110

with full power and authority in any Trustee or Successor Trustee to protect, sell, lease, encumber or dispose of the Real Estate in the same manner as a person owning it in fee simple and without any trust, and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

DATED this 17 day of July, 2013.

Vishnu Mahadeshwar (Seal)
VISHNU MAHADESHWAR

State of Illinois)
County of Cook) ss.



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that VISHNU MAHADESHWAR 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 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 notarial seal, this 17 day of July, 2013.

Yadira Leon
Notary Public

This Instrument Was Prepared By and Mail To:
Sameer Chhabria
Law Offices of Sameer Chhabria
111 N. Wabash Ave., Suite 1622
Chicago, IL 60602

Taxpayer and Send All Subsequent Tax Bills To:
Mahadeshwar Family LLC
4926 N. Lester Avenue, Unit 3W
Chicago, IL 60630

City of Chicago
Dept. of Finance
665991



Real Estate
Transfer
Stamp

5/6/2014 10:16
DR43142

Batch 8,021,488



Doc#: 1412639023 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/06/2014 11:16 AM Pg: 1 of 4

(Above Space For Recorder's Use Only)

Exempt under Paragraph E, ILCS 200, Section 31-45 (Real Estate Transfer Tax Law)

Date: 5-6-14 Name: Debby Flowers, agent

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EXHIBIT A

UNIT C-1 IN SHERIDAN GRANDE COMMERCIAL CONDOMINIUM, ACCORDING TO THE PLAN OF SAID SHERIDAN GRANDE COMMERCIAL CONDOMINIUM RECORDED ON DECEMBER 28, 2013 AS DOCUMENT NUMBER 1126216940 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, TOGETHER WITH AN UNDIVIDED 14.8% PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID SHERIDAN GRANDE CONDOMINIUM

UNIT P-70 AND P-80 IN SHERIDAN GRANDE CONDOMINIUM, ACCORDING TO THE PLAN OF SAID SHERIDAN GRANDE CONDOMINIUM RECORDED ON JULY 31, 2006 AS DOCUMENT NUMBER 0621244033 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY ILLINOIS, TOGETHER WITH AN UNDIVIDED 2.24% PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID SHERIDAN GRANDE CONDOMINIUM

14-08-416-038, 14-08-116-040-1109, 14-08-416-040-1110

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"EXHIBIT A"

UNIT C-2 IN SHERIDAN GRANDE COMMERCIAL CONDOMINIUM, ACCORDING TO THE PLAT OF SAID SHERIDAN GRANDE COMMERCIAL CONDOMINIUM RECORDED ON DECEMBER 28, 2011 AS DOCUMENT NUMBER 1136216040 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, TOGETHER WITH AN UNDIVIDED 14.9% PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID SHERIDAN GRANDE CONDOMINIUM.

UNIT P-39 AND P-40 IN SHERIDAN GRANDE CONDOMINIUM, ACCORDING TO THE PLAT OF SAID SHERIDAN GRANDE CONDOMINIUM RECORDED ON JULY 31, 2006 AS DOCUMENT NUMBER 0621244031 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY ILLINOIS, TOGETHER WITH AN UNDIVIDED 0.24% PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID SHERIDAN GRANDE CONDOMINIUM.

14-08-416-042-1102

PIN #: 14-08-416-039, 14-08-416-040-1109, 14-08-416-040-1110

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STATEMENT BY GRANTOR AND GRANTEE

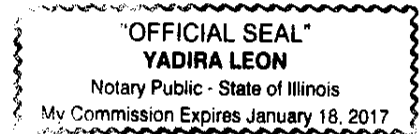
The grantor or his agent affirms and verifies that the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated: 7/15/2013 Signature: *Shahadeesh*
Grantor or Agent

Subscribed and sworn to before me this

15 day of July, 2013.

Yadira Leon
Notary Public



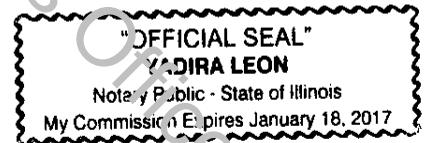
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated: 7/15/2013 Signature: *Shahadeesh*
Grantee or Agent

Subscribed and sworn to before me this

15 day of July, 2013.

Yadira Leon
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantor/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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)