

UNOFFICIAL COPY



14342330320

WARRANTY DEED

THE GRANTOR(S), NIKOLAY HRISTOZOV
a married man, of Chicago, County of Cook,
State of Illinois, as a sole tenant, for and in
good and valuable consideration of TEN AND
NO/ 100 (\$10.00) DOLLARS and for other
good and valuable consideration in
hand paid,

Doc#: 1434233032 Fee: \$64.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/08/2014 10:59 AM Pg: 1 of 3

CONVEY and WARRANT unto:

Peter Cibulskis, a single man
of Cook County, State of Illinois

above space for Recorders use

TO HAVE AND TO HOLD said premises as a sole tenant the following described real estate,
situated in the County of Cook, State of Illinois, to-wit:

SEE ATTACHED LEGAL DESCRIPTION

Permanent Index Number: 17-16-419-001-1002 Vol.0511, and

FIRST AMERICAN TITLE

ORDER #

2994341

Permanent Index Number: 17-16-419-006-1043 Vol.0511

Address of Property: 801 South Plymouth Court, Unit B, Chicago, Illinois 60605

NOT A HOMESTEAD PROPERTY


SUBJECT TO: covenants, conditions and restrictions of record; public and utility easements;
general real estate taxes for the year 2014 and subsequent years including taxes which may accrue
by reason of new or additional improvements during the years

Dated this 20 day of November, 2014.




Grantor, Nikolay Hristozov

10 0000 wsl srt
The Law Office of
J. P. Hristozov, P.C.
10 S. LaSalle Street Suite 3200
Chicago, Illinois 60603

S N
P 3
3 N
30 N
NT N

REAL ESTATE TRANSFER TAX		27-Nov-2014
	CHICAGO:	3,300.00
	CTA:	1,320.00
	TOTAL:	4,620.00

17-16-419-008-1002 | 20141101645944 | 0-353-350-272

REAL ESTATE TRANSFER TAX		27-Nov-2014
 	COUNTY:	220.00
	ILLINOIS:	440.00
	TOTAL:	660.00

17-16-419-008-1002 | 20141101645944 | 1-427-092-096

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State of _____)
 County of _____)

SS:

EMBASSY OF THE UNITED STATES OF AMERICA

SOFIA, BULGARIA

I, the undersigned, a duly licensed Notary Public in and for the State aforesaid, DO HEREBY CERTIFY that Nikolay Hristozov, personally known to me to be the same individual, -s whose names is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed, and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead (if applicable).

Given under my hand and notarial seal this 20 day of November, 2014.


 NOTARY PUBLIC

Felicia Lynch
 Professional Adjudication Specialist
 United States of America

NAME/ADDRESS OF PERSON**PREPARING DEED:**

Tzvetelina Boynovska, Esq.
 47 W. Polk St., Suite 312
 Chicago, Illinois 60605

SEND TAX BILL TO:

Peter Cibulskis
 801 S. Plymouth Ct., Unit B
 Chicago, IL 60605

MAIL THIS DOCUMENT TO:

The Law Office Of
Jason M. Christowski, P.C.
10 S. LaSalle Street Suite 3500
Chicago, Illinois 60603

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LEGAL DESCRIPTION

of 801 South Plymouth Court, Unit B, Chicago, Illinois 60605

PARCEL 1: UNIT B TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 801 SOUTH PLYMOUTH CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 26826101, IN THE EAST 112 OF THE SOUTHEAST 1/4 OF SECTION 161 TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: UNIT P-043 IN THE 801 SOUTH PLYMOUTH COURT GARAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:
PARTS OF LOTS 1 AND 2 IN BLOCK 1 IN DEARBORN PARK UNIT NUMBER 1, BEING A RESUBDIVISION OF SUNDRY LOTS AND VACATED STREETS AND ALLEYS IN AND ADJOINING BLOCKS 127 TO 134, BOTH INCLUSIVE IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, AND THAT PART OF VACATED SOUTH PLYMOUTH COURT LYING WEST OF AND ADJOINING LOT 1 IN BLOCK 1 IN DEARBORN PARK UNIT NUMBER 1 AFORESAID EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT A-2 TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26826099 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 3: EASEMENT FOR VEHICULAR ACCESS AS CREATED BY THE OPERATING COVENANT RECORDED OCTOBER 18, 1983 AS DOCUMENT 26826098 AND AS CREATED BY DEED FROM LASALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 26, 1981 AND KNOWN AS TRUST NUMBER 100467 TO WARREN BAKER DATED FEBRUARY 1, 1984 AND RECORDED FEBRUARY 28, 1984 AS DOCUMENT 26985147, IN COOK COUNTY, ILLINOIS.