

UNOFFICIAL COPY



Warranty Deed

Doc#: 1521210051 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/31/2015 11:27 AM Pg: 1 of 3

ILLINOIS

Above Space for Recorder's Use Only

THE GRANTORS, Todd Lustig and Abbey Lustig, his wife, of 4149 North Kenmore Avenue, Unit # 1N, Chicago, Cook County, Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANT to Dhaval Shah and Ami Shah, his wife, of 1124 Tyler Drive, Schaumburg, Cook County, Illinois, as husband and wife, and as Tenants by the Entirety, and not as Joint Tenants, with rights of survivorship, nor as Tenants in Common, the following described Real Estate situated in Cook County in the State of Illinois to wit: *(See Page 2 for Legal Description)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

(See attached)

The date of this deed of conveyance is July 6, 2015.

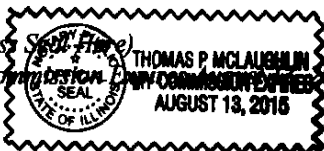


(SEAL) Todd Lustig

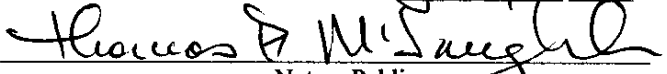


(SEAL) Abbey Lustig

State of Illinois, County of Lake ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Todd Lustig and Abbey Lustig, his wife, personally known to me to be the same persons whose names are 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 official seal July 6, 2015.



Notary Public

BOX 15

103

SC15015748

FIDELITY NATIONAL TITLE


SC 15015748



UNOFFICIAL COPY**LEGAL DESCRIPTION****Re: 4149 North Kenmore Avenue, Unit 1N, G6 & P-21, Chicago, IL 60613**

P. I. Nos.: 14-17-404-063-1015, 14-17-404-063-1027 & 14-17-404-063-1042 Vol.: 479

UNITS 4149-IN, G-6 AND P-21 IN THE BUENA PARK CONDOMINIUMS AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 30 AND 31 AND THE WEST 10 FEET OF LOT 29 IN BLOCK 7 IN BUENA PARK, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0020694662, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Subject only to the following, if any: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyers; unconfirmed governmental assessments and taxes; condominium declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

REAL ESTATE TRANSFER TAX		21-Jul-2015
	CHICAGO:	2,580.00
	CTA:	1,032.00
	TOTAL:	3,612.00
14-17-404-063-1015 20150701603359 0-647-961-472		

REAL ESTATE TRANSFER TAX		21-Jul-2015
 	COUNTY:	172.00
	ILLINOIS:	344.00
	TOTAL:	516.00
14-17-404-063-1015 20150701603359 1-173-658-496		

This instrument was prepared by:

Thomas P. McLaughlin
711 Bent Ridge lane
Barrington, Illinois 60010-6602

Mail tax bills to:

Dhaval & Ami Shah
4149 North Kenmore Avenue
Unit # 1N
Chicago, IL 60613

Mail & return recorded document to:

Andrew Dean Werth
c/o Central Law Group
2822 Central Street
Evanston, IL 60201-1280

UNOFFICIAL COPY

Loan Number: 151235738

Date: JULY 6, 2015

Property Address: 4149 N KENMORE AVE APT 1N
CHICAGO, ILLINOIS 60613

EXHIBIT "A"

LEGAL DESCRIPTION

LEGAL DESCRIPTION

Order No.: SC15015748

For APN/Parcel ID(s): 14-17-404-063-1027, 14-17-404-063-1042 and 14 - 17 - 404 - 063 - 1015
For Tax Map ID(s): 14-17-404-063-1027, 14-17-404-063-1042 and 14 - 17 - 404 - 063 - 1015

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A.P.N. # : 14-17-404-063-1015 & 14-17-404-063-1042 &
14-17-404-063-1027