

UNOFFICIAL COPY



Doc#: 1527250029 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/29/2015 08:36 AM Pg: 1 of 2

PTS 16735 1/2

WARRANTY DEED
ILLINOIS STATUTORY

THE GRANTOR, **REZA GHAFARI AND ROSHAN SAVOJBOLAGHCILAR**, married to each other and residing at 1241 Cunat Court, Unit 1B, Lake in the Hills, IL, Illinois, in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, warrant to **AARASH GHAFARI**, to hold all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, in FEE TITLE, to wit:

PARCEL 1: UNIT 7-01 IN THE HIDDEN POND CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: PART OF SECTION 34, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT C TO THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 16, 1993 AS DOCUMENT 93117717 AS AMENDED OR MAY BE AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS. PARCEL 2: EASEMENT FOR INGRESS AND EGRESS OVER THE COMMON AREAS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR THE HIDDEN POND HOMEOWNER'S ASSOCIATION RECORDED FEBRUARY 16, 1993 AS DOCUMENT 93117759.

SUBJECT TO: General real estate taxes not yet due or payable, association declaration, utility easements filed of public record that do not affect the use of the property or any part thereof as residential real estate. Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of Illinois.

Address: 1005 BUCCANEER DRIVE, UNIT 1A, SCHAUMBURG IL 60173

Permanent Index No.: 02-34-102-064-1205

Dated this the 25th day of September, 2015


REZA GHAFARI


ROSHAN SAVOJBOLAGHCILAR


VILLAGE OF SCHAUMBURG
REAL ESTATE TRANSFER TAX

27715 \$ 122.⁰⁰

✓

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **REZA GHAFFARI AND ROSHAN SAVOJBOLAGHCHILAR**, each personally known to me to be the same person(s) whose name(s) 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 his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

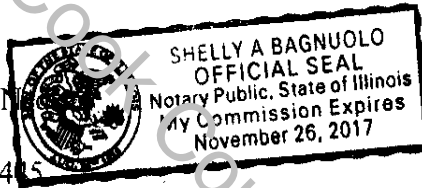
Signed and witnessed this the 25th day of September, 2015



(Notary Public)

Prepared by:

Samuel P. Nedeau
The Law Offices of Samuel P. Nedeau
317 Center Street
North Muskegon, Michigan 49445



Mail to:

Samuel P. Nedeau
The Law Offices of Samuel P. Nedeau
317 Center Street
North Muskegon, Michigan 49445

Name and Address of Taxpayer:

Aarash Ghaffari
1005 Buccaneer Drive, Unit 1A
Schaumburg IL 60173

