

# UNOFFICIAL COPY

## WARRANTY DEED Statutory (Illinois) (Individual to Individual)

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Doc#: 1529618042 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/23/2015 01:43 PM Pg: 1 of 4

THE GRANTOR  
Sheel Patel, single and Karthik Challa, single

of the City of Chicago County of Cook  
State of Illinois for and in consideration of  
Ten (\$10.00) DOLLARS, and other good and  
valuable considerations \_\_\_\_\_  
in hand paid,

CONVEY \_\_\_\_\_ and WARRANT \_\_\_\_\_ to

Karthik Challa  
545 N Bearborn St., Unit #W3405  
Chicago, IL 60654

(Names and Address of Grantee)  
the following described Real Estate situated in the County of  
Cook in the State of Illinois, to wit:

As legally described in Exhibit A attached hereto and made a part hereof.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.  
SUBJECT TO: covenants, conditions, and restrictions of record,

Document No.(s) \_\_\_\_\_;

\_\_\_\_\_ ; and to General Taxes for 2015 and subsequent years.

Permanent Real Estate Index Number(s): 17-09-241-036-1278

Address(es) of Real Estate: 545 North Dearborn Street, Unit #W3405, Chicago IL. 60654

DATED this: 22<sup>nd</sup> day of October 2015

Please  
print or

X \_\_\_\_\_ (SEAL)  
Sheel Patel

X Karthik Challa (SEAL)  
Karthik Challa

City of Chicago  
Dept. of Finance  
696350



Real Estate  
Transfer  
Stamp

\$0.00

10/23/2015 13:27

37874

Batch 10,708,782

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INDIVIDUAL TO INDIVIDUAL  
**Warranty Deed**

TO

Exempt under provisions of Paragraph E, Section 4,  
Real Estate Transfer Tax Act

10/22/15 \_\_\_\_\_  
Date Sign

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 Sheel Patel, single and  
Karthik Challa, single

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.



HERE

Given under my hand and official seal, this 22<sup>nd</sup> day of October 2015

Commission expires 10/24 2015 \_\_\_\_\_  
NOTARY PUBLIC

This instrument was prepared by Constantine Kalamatianos, 2045 W. Grand Ave., Suite 203 Chicago, Illinois 60612

{Karthik Challa}  
(Name)

SEND SUBSEQUENT BILLS TO:

MAIL TO: {545 N Dearborn St, Unit W3405}  
(Address)

Karthik Challa \_\_\_\_\_  
(Name)

{Chicago, IL 60654}  
(City, State and Zip)

545 N Dearborn St, Unit W3405  
(Address)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

Chicago, IL 60654  
(City, State and Zip)

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## Exhibit "A"

### Legal Description:

#### Parcel 1:

Unit W3405, The Residences at Grand Plaza Condominiums, as delineated on a plat of survey of the following described tract of land: Lots 4A and 4B, in the Subdivision at Grand Plaza, as said lots are located and delineated both horizontally and vertically in said subdivision, being a resubdivision of all of Block 25, in Kinzie's Addition to Chicago, in Section 10, also of Block 16 in Wolcott's Addition to Chicago, in Section 9, and also all of the vacated alley, 18 feet wide, in said Blocks 16 and 25 heretofore described, all in Township 39 North, Range 14 East of the Third Principal Meridian, according to the plat thereof recorded December 29, 2003 as document no. 0336327024 which plat of survey is attached as Exhibit "A" to the declaration of condominium ownership recorded October 26, 2005, as document 0529910137, as amended from time to time, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

#### Parcel 2:

Easements for the benefit of Parcel 1 as contained in Article 3.4 of the Declaration of Covenants, Conditions, Restrictions and Easements recorded August 3, 2005 as document 0521518064.

Office of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, 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, a partnership 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: October 22, 2015

Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the

said Sheel Patel

this 22<sup>nd</sup> day of October

2015.



[Signature]  
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, a partnership 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: October 22, 2015

Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the

said Karthik Challa

this 22<sup>nd</sup> day of October

2015.



[Signature]  
Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for 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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]