

# UNOFFICIAL COPY

*10/10*

MAIL TO:

RICHARD KIM  
8930 WAUKEGAN RD., STE. 210  
MORTON GROVE, IL 60053

SEND TAX BILL TO:

*Abdul Qureshi #25  
6657 N. Seeley Ave  
Chicago, IL 60645*



Doc#: 1536455035 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/30/2015 02:34 PM Pg: 1 of 3

## WARRANTY DEED

THE GRANTOR, IJAZ RIAZ, married to Samina Ijaz, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid, CONVEY and WARRANTS to GRANTEE, ABDUL QURESHI, <sup>A SINGLE MAN</sup> the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO.

TO HAVE AND TO HOLD said premises forever.

**SUBJECT TO:** general real estate taxes not due and payable at the time of closing, covenants, conditions, restriction of record, building lines and easements if any, so long as they do not interfere with Grantee's use and enjoyment of the property.

Permanent Real Estate Index Number: 11-31-302-090-1004  
Address of Real Estate: 6657 N. Seeley Ave., Unit 2S, Chicago IL 60645

Dated this 15<sup>th</sup> day of December 2015.

GRANTOR:

IJAZ RIAZ  
IJAZ RIAZ

Samina Ijaz  
SAMINA IJAZ

PTC 22366



PRECISION TITLE

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## LEGAL DESCRIPTION

SEE ATTACHED EXHIBIT.

Permanent Real Estate Index Number: 11-31-302-090-1004  
 Address of Real Estate: 6657 N. Seeley Ave., Unit 2S, Chicago, IL 60645

REAL ESTATE TRANSFER TAX		17-Dec-2015
	<b>COUNTY:</b>	50.00
	<b>ILLINOIS:</b>	100.00
<b>TOTAL:</b>		150.00
11-31-302-090-1004   20151201651609   0-754-668-608		


STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF COOK

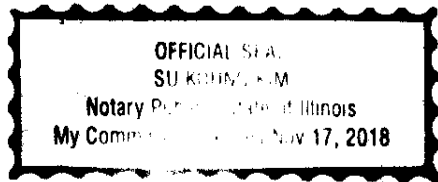
REAL ESTATE TRANSFER TAX		17-Dec-2015
	<b>CHICAGO:</b>	750.00
	<b>CTA:</b>	300.00
<b>TOTAL:</b>		1,050.00 *
11-31-302-090-1004   20151201651609   0-237-065-280		
* Total does not include any applicable penalty or interest due.		

## ACKNOWLEDGMENT

I, the undersigned, a notary public in and for the above county and state, certify that, IJAZ RIAZ, and Samina Ijaz, 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 he/she signed, sealed and delivered the said instrument as his/her free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this 19<sup>th</sup> day of December 2015.

  
 NOTARY PUBLIC



*This instrument was prepared by Richard Kim, 8930 Waukegan Rd., Ste. 210, Morton Grove, IL 60053*

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## LEGAL DESCRIPTION

### EXHIBIT "A"

File Number: PTC22366

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

PERMANENT INDEX NO.: 11-31-302-090-1004

UNIT NO. 2-S IN 6657-59 NORTH SEELEY AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE SOUTH 18 FEET OF THE NORTH 118 FEET OF THE WEST 122.50 FEET OF THE EAST 261 FEET OF LOT 1 IN FORTMANN'S SECOND ADDITION TO ROGERS PARK, BEING A SUBDIVISION OF THE SOUTH 9/16 OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; AND LOT 35 (EXCEPT THE SOUTH 32.50 FEET THEREOF) IN ROBBY-EDGEWATER GOLF CLUB ADDITION TO ROGERS PARK, BEING A SUBDIVISION OF PART OF THE EAST 490 FEET OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 95516123; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

6657 N. SEELEY AVENUE, UNIT 2S,  
CHICAGO IL 60645

Property of Cook County Clerk's Office