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Doc#: 1603422046 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/03/2016 01:08 PM Pg: 1 of 4

Property of Cook County Clerk's Office

COOK COUNTY RECORDER

COVER PAGE FOR

WARRANTY DEED

ON PROPERTY LOCATED AT

947 N. ASHLAND AVENUE, UNIT 4N
CHICAGO, IL 60622

16BAR37269
PLEASE RETURN TO:
BARRISTER TITLE
15000 SO. CICERO AVE.
OAK FOREST, IL 60452

PIN:

17-05-314-062-1004

DATE:

JANUARY 28, 2016

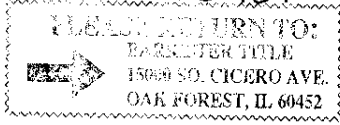
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Warranty Deed

ILLINOIS

16BAR 37269



Above Space for Recorder's Use Only

THE GRANTOR(s) **Divya Mehta and Ankur Mehta**, husband and wife, not as tenants in common, nor as joint tenants, but as Tenants by the Entirety, of the City of Naperville, County of Will, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) Lin Sun, an unmarried woman, of 8 W. Monroe St. Unit 1807, Chicago, IL 60603, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached hereto and made part hereof.)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: general real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

Permanent Real Estate Index Number(s): 17-05-314-062-1004

Address(es) of Real Estate:
947 N. Ashland Ave. Unit 4N, Chicago, IL 60622

REAL ESTATE TRANSFER TAX		03-Feb-2016
	COUNTY:	297.50
	ILLINOIS:	595.00
	TOTAL:	892.50
17-05-314-062-1004 20160101663515 0-103-549-856		

The date of this deed of conveyance is January 28, 2016

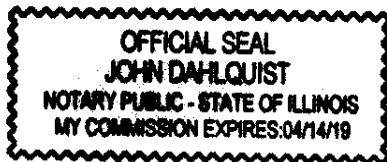
Divya Mehta
(SEAL) Divya Mehta

Ankur Mehta
(SEAL) Ankur Mehta

REAL ESTATE TRANSFER TAX		03-Feb-2016
	CHICAGO:	4,462.50
	CTA:	1,785.00
	TOTAL:	6,247.50 *
17-05-314-062-1004 20160101663515 0-638-079-552		
* Total does not include any applicable penalty or interest due.		

State of Illinois, County of Will SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Divya Mehta and Ankur Mehta, 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.

(Impress Seal Here)



My Commission Expires 4/14/19

Given under my hand and official seal this 26th day of January, 2016

Lin Sun
Notary Public

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LEGAL DESCRIPTION

For the premises commonly known as: 947 N. Ashland Ave. Unit 4N
Chicago, IL 60622

Legal Description:

SEE LEGAL DESCRIPTION ATTACHED HERTO AS EXHIBIT "A"

Property of Cook County Clerk's Office

This instrument was prepared by

Send subsequent tax bills to:

Recorded - mail recorded document

Gary Mages
Mages & Price LLC
707 Lake Cook Road, Suite 314
Deerfield, IL 60015

Lin Sun
947 N Ashland Ave Unit 4N
Chicago, IL 60622

Lin Sun
947 N Ashland Ave Unit 4N
Chicago, IL 60622

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

UNIT D IN 947 N. ASHLAND CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 58 AND 59 IN BICKERDIKE'S SUBDIVISION OF THE NORTH HALF OF BLOCK 21 OF CANAL TRUSTEE'S SUBDIVISION IN THE WEST HALF OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPTING THAT PART OF SAID LOTS 58 AND 59 LYING WEST OF A LINE 50 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID SECTION 5 AS CONVEYED TO THE CITY OF CHICAGO BY QUIT CLAIM DEED DATED JULY 12, 1930 AND RECORDED SEPTEMBER 9, 1930 AS DOCUMENT NO. 10744023, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS APPENDIX A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0809122116 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE AS A LIMITED COMMON ELEMENT PARKING SPACE P-3 AND ROOF RIGHTS AS DELINEATED ON THE SURVEY WHICH IS ATTACHED AS APPENDIX A TO THE DECLARATION

PARCEL 3:

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, USE AND ENJOYMENT AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND RECIPROCAL EASEMENTS RECORDED AS DOCUMENT NUMBER 0809122115. PARKING SPACE P- AND AS DELINEATED

FOR INFORMATIONAL PURPOSES ONLY:

Common Address: 947 N Asland Ave, # 4N, Chicago, IL 60622
PIN # 17-05-314-062-1004