

UNOFFICIAL COPY

WARRANTY DEED

THE GRANTORS, **NATWAR A. PATEL and SARLA N. PATEL**, husband and wife, of 271 Diamondhead Drive, Des Plaines, County of Cook, State of IL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid, CONVEY and WARRANT to:

NATWAR A. PATEL or SARLA N. PATEL, Trustees, or their successors in trust, under the **PATEL FAMILY LIVING TRUST, dated June 2, 2015**, and any amendments thereto, of 271 Diamondhead Drive, City of Des Plaines, County of Cook, State of IL, all interest in the following described Real Estate situated in the County of Cook, in the State of IL, to wit:

SEE EXHIBIT A

Property Address: 2039 Pine Street, Unit D, Des Plaines, IL 60018
Permanent Index Number: 09-29-409-208-0000

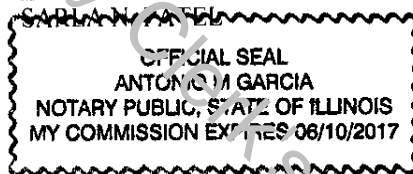
with full power and authority in any Trustee or Successor Trustee to protect, sell, lease, encumber or dispose of the Real Estate in the same manner as a person owning it in fee simple and without any trust, and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 3rd day of September, 2015.

[Signature] (Seal)
NATWAR A. PATEL

SARLA N. PATEL (Seal)

State of IL)
County of COOK) ss.



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that NATWAR A. PATEL and SARLA N. PATEL, husband and 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 notarial seal, this 3rd day of September, 2015.

Antonio M Garcia
Notary Public

This Instrument Was Prepared By and Mail To:
Sameer Chhabria
Law Offices of Sameer Chhabria
300 Saunders Rd., Ste. 100
Riverwoods, IL 60015

Taxpayer and Send All Subsequent Tax Bills To:
Natwar A. Patel and Sarla N. Patel
271 Diamondhead Drive
Des Plaines, IL 60018

Exempt deed or instrument eligible for recordation without payment of tax.

D. Brown 11/21/15
City of Des Plaines

Yes
Yes
NO
Yes
Yes

Barcode: 1604045013
Doc#: 1604045013 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/09/2016 09:58 AM Pg: 1 of 3

(Above Space For Recorder's Use Only)
Exempt under Paragraph E, ILCS 200, Section 31-45 (Real Estate Transfer Tax Law)
Date: 9-30-15 Name: [Signature]

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“Exhibit A”

PARCEL 1: THE EAST 18 FEET OF THE WEST 148.42 OF THE SOUTH $\frac{1}{2}$ OF LOT 2 IN TERRSAL PARK SUBDIVISION OF PART OF THE EAST $\frac{1}{2}$ OF THE NORTH WEST $\frac{1}{4}$ OF THE SOUTH EAST $\frac{1}{4}$ OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THIRD PRINCIPAL MERIDIAN.

PARCEL 2: THE EAST 31 FEET OF THE WEST 218.84 FEET (EXCEPT THE NORTH 91 FEET THEREOF) OF LOT 2 IN TERRSAL PARK SUBDIVISION OF PART OF THE EAST $\frac{1}{2}$ OF THE NORTH WEST $\frac{1}{4}$ OF THE SOUTH EAST $\frac{1}{4}$ OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN.

PARCEL 3: EASEMENT APPURTENANT TO PARCELS 1 AND 2 FOR INGRESS AND EGRESS AS SET FORTH IN THE DECLARATION RECORDED AS DOCUMENT 17523383, IN COOK COUNTY, ILLINOIS.

SUBJECT TO GENERAL REAL ESTATE TAXES 1977 AND SUBSEQUENT YEARS AND SUBJECT TO CONDITIONS AND RESTRICTIONS AND EASEMENTS OF RECORD.

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms and verifies that the name of the grantor 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, 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: Sep/03/2015 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me this 3rd day of September, 2015.



Antonio M Garcia
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, 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: Sep/03/2015 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me this 3rd day of September, 2015.



Antonio M Garcia
Notary Public

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