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This Instrument Prepared By:

Martin Ryan, Esq.
Burke, Warren, MacKay
& Serritella, P.C.
330 N. Wabash Ave., 21st Fl.
Chicago, Illinois 60611

Doc#: 1614516007 Fee: \$44.00

RHSP Fee: \$9.00 RPRF Fee: \$1.00

Affidavit Fee: \$2.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 05/24/2016 10:26 AM Pg: 1 of 4

Upon Recordation Return to:

Martin Ryan, Esq.
Burke, Warren, MacKay
& Serritella, P.C.
330 N. Wabash Ave., 21st Fl.
Chicago, Illinois 60611

WARRANTY DEED

THE GRANTOR, DANIEL R. PETRIK AND EVA KHOURY, as husband and wife, for and in consideration of Ten and 00/100 (\$10.00) Dollars and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to DANIEL R. PETRIK, a married man, the Grantee, whose address is 3934 N. Janssen, Unit 4, Chicago, Illinois 60613, all interest in the following described real estate, situated in the County of Cook and State of Illinois, to wit:

PARCEL 1: UNIT 4 IN THE 3934 N. JANSSEN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:
THE NORTH 37.5 FEET OF LOT 10 IN BLOCK 2 IN LAKE VIEW HIGH SCHOOL SUBDIVISION IN THE NORTHWEST ¼ OF THE NORTHWEST ¼ OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0021251377, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-4, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0021251377.

PARCEL 3: THE EXCLUSIVE RIGHT TO THE USE OF THE ROOF DECK, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION RECORDED AS DOCUMENT 0021251377.

REAL ESTATE TRANSFER TAX		24-May-2016
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

1419700001\2122515.1

14-20-101-052-1004 | 20160501607785 | 0-925-096-256

* Total does not include any applicable penalty or interest due.

Bm

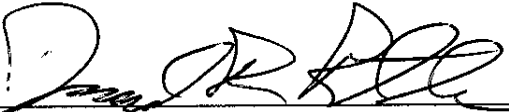
14-20-101-052-1004 | 20160501607785 | 1-200-605-504
REAL ESTATE TRANSFER TAX
COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00
24-May-2016

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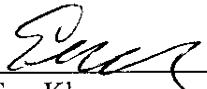
Commonly known as: Unit 4, 3934 N. Janssen, Chicago, Illinois 60613
PIN: 14-20-101-052-1004

SUBJECT TO: general real estate taxes for 2015 and subsequent years not yet due and payable; covenants, conditions and restrictions of record; public and utility easements and existing leases and tenancies.

Dated as of the 21 day of March, 2016.



Daniel R. Petrik



Eva Khoury

EXEMPT UNDER REAL ESTATE TRANSFER
TAX LAW 35ILCS 200/31-45 SUB PAR. E.
AND COOK COUNTY ORD. 32-0-27 PAR E.

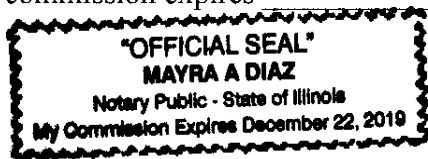


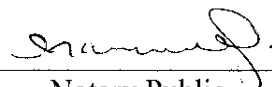
STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that DANIEL R. PETRIK personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 21st day of March, 2016.

My commission expires Dec. 22, 2019.





Notary Public

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that EVA KHOURY, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 21st day of March, 2016.

My commission expires Dec. 22, 2019.

Send Subsequent Tax Bills To:
Daniel R. Petrik
3934 N. Janssen, Unit 4
Chicago, Illinois 60613

Mayra A. Diaz
Notary Public
"OFFICIAL SEAL"
MAYRA A DIAZ
Notary Public - State of Illinois
My Commission Expires December 22, 2019

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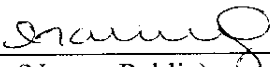
STATEMENT BY GRANTOR AND GRANTEE

The grantor or its agent affirms that, to the best of its 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 title to real estate under the laws of the State of Illinois.

Dated: March 21st, 2016.


Grantor/Agent

Subscribed and sworn to before me this 21st
day of March, 2016.


(Notary Public)

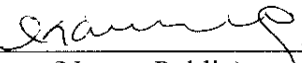


The grantee or its agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: March 21st, 2016.


Grantee/Agent

Subscribed and sworn to before me this 21st
day of March, 2016.


(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 THE FIRST OFFENSE AND OF A CLASS A MISDEMEANOR FOR SUBSEQUENT OFFENSES