

UNOFFICIAL COPY

WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL



Doc#: 1615949201 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/07/2016 02:40 PM Pg: 1 of 5

Returns:

Proper Title, LLC
1530 E. Dundas Rd. Ste. 250
Palatine, IL 60074

1041 PT116-20309

THE GRANTOR, BERNADINE ANN HOLLAND, A SINGLE WOMAN, OF 233 E. ERIE ST, UNIT 1909, CHICAGO, IL. 60611 for and in consideration of Ten Dollars and 00/100, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to VINEET AGGARWAL, A SINGLE MAN, OF 187 OAKHURST TRAIL, RIDGELAND, MISSISSIPPI, 39157, all interest in the following described Real Estate situated in the County of DUPAGE in the State of IL, to wit:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO: Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; Party wall rights and agreements; General taxes for the year 2015 and subsequent years

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number: 17-10-203-⁰²⁷~~24~~-1109

Address of Real Estate: 233 E. ERIE, UNIT 1909
CHICAGO, IL. 60611

Dated this 27 DAY of May, 2016


BERNADINE ANN HOLLAND



First American
Title Insurance Company

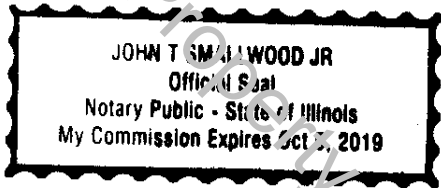
Warranty Deed - Individual

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STATE OF IL COUNTY OF COOK SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT BERNADINE ANN HOLLAND IS personally known to me to be the same person(s) whose name(s) 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 official seal this 27th day of May, 2016.



[Signature]
Notary Public

Prepared by:

LAURIE A. TAYLOR
ATTORNEY AT LAW
TWO TRANS AM PLAZA DRIVE, SUITE 290
OAK BROOK TERRACE, IL. 60181

Mail to:

HITEN GARDI
939 PLUM GROVE RD
SCHAUMBURG, IL.

Name and Address of Taxpayer:

VINEET AGGARWAL
233 E. ERIE, UNIT 1909
CHICAGO, IL. 60611



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LAURIE A. TAYLOR, ATTORNEY AT LAW
 as an Agent for Chicago Title Insurance Company
 Two Trans Am Plaza Drive, Suite 290, Oak Brook Terrace, IL 60181

Commitment No.: PT16-30809

SCHEDULE C PROPERTY DESCRIPTION

Property commonly known as:
 233 E. ERIE ST., UNIT 1909
 Chicago, IL 60611
 Cook County

The land referred to in this Commitment is described as follows:

PARCEL 1: UNIT NUMBER 1909 IN THE STREETERVILLE CENTER CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: ALL OF THE PROPERTY AND SPACE LYING ABOVE AND EXTENDING UPWARD FROM A HORIZONTAL PLANE HAVING AN ELEVATION OF 119.30 FEET ABOVE CHICAGO CITY DATUM (AND WHICH IS ALSO THE LOWER SURFACE OF THE FLOOR SLAB OF THE NINTH FLOOR. IN THE 26 STORY BUILDING SITUATED ON THE PARCEL OF LAND HEREINAFTER DESCRIBED) AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD OF A PARCEL OF LAND COMPRISED OF LOTS 20 TO 24 AND LOT 25 (EXCEPT THAT PART OF LOT 25 LYING WEST OF THE CENTER OF THE PARTY WALL OF THE BUILDING NOW STANDING THE DIVIDING LINE BETWEEN LOTS 25 AND 26), TOGETHER WITH THE PROPERTY AND SPACE LYING BELOW SAID HORIZONTAL PLANE RAVING AN ELEVATION OF 119.30 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE RAVING AN ELEVATION OF 118.13 FEET ABOVE CHICAGO CITY DATUM (AND WHICH PLANE COINCIDES WITH THE LOWEST SURFACE OF THE ROOF SLAB OF THE 8 STORY BUILDING SITUATED ON SAID PARCEL OF LAND) AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD OF THE SOUTH 17.96 FEET OF AFORESAID PARCEL OF LAND, ALL IN THE SUBDIVISION OF THE WEST 394 FEET OF BLOCK 32 (EXCEPT THE EAST 14 FEET OF THE NORTH 80 FEET THEREOF), IN KINZIE S. ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 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 26017897 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

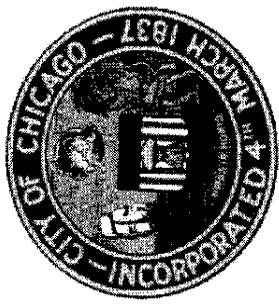
PARCEL 2:
 EASEMENT FOR THE BENEFIT OF LOT 25 OF THE RIGHT TO MAINTAIN PARTY WALL AS ESTABLISHED BY AGREEMENT BETWEEN EDWIN B. SHELDON AND HEATON OWSLEY RECORDED AUGUST 11, 1892 AS DOCUMENT 1715549 ON THAT PART OF LOTS 25 AND 26 IN KINZIE'S ADDITION AFORESAID OCCUPIED BY THE WEST 1/2 OF THE PARTY WALL, IN COOK COUNTY, ILLINOIS. PARCEL 3: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS DATED OCTOBER 1, 1981 AND RECORDED OCTOBER 2, 1981 AS DOCUMENT 26017894 AND AS CREATED BY DEED RECORDED AS DOCUMENT 26017895

Commonly known as 233 E. ERIE ST., UNIT 1909, Chicago, Illinois 60611
 Parcel ID(s): 17-10-203-027-1109

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REAL ESTATE TRANSFER TAX

06-Jun-2016



CHICAGO:

1,241.25

CTA:

496.50

TOTAL:

1,737.75

17-10-203-027-1109 | 20160601613244 | 0-628-554-048

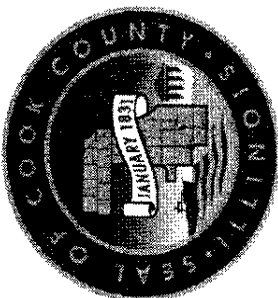
* Total does not include any applicable penalty or interest due.

Property of Cook County Clerk's Office

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06-Jun-2016

REAL ESTATE TRANSFER TAX



COUNTY:
ILLINOIS:
TOTAL:

82.75
165.50
248.25

17-10-203-027-1109

20160601613244

1-025-177-920

Property of Cook County Clerk's Office