

# UNOFFICIAL COPY



Doc#: 1623910074 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/26/2016 12:03 PM Pg: 1 of 3

WARRANTY DEED  
ILLINOIS STATUTORY

INDIVIDUAL TO LLC

Preparer File: 2644391  
CTIC No.:

THE GRANTOR(S) KRISHNA N. JHUNJHUNWALA and NILIMA MURARKA a.k.a. NEELIMA MURARKA, husband and wife, 412 AKSHAY GIRI KUNJ-1, PALIRAM ROAD, of ANHERI-WEST, MUMBAI for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to VAJZOVIC REAL ESTATE, LLC in CHICAGO, IL of the County of COOK, all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: General taxes and assessments for the year 2015 and subsequent years, which are not yet due and payable.

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(s): 17-22-107-069-1088

Address(es) of Real Estate: 1464 SOUTH MICHIGAN AVENUE, UNIT 1203  
CHICAGO, IL 60605

Dated this 25<sup>th</sup> day of JULY, 2016

*Krishna Jhunjunwala*

KRISHNA N. JHUNJHUNWALA

*Nilima*

NILIMA MURARKA a.k.a. NEELIMA MURARKA

REAL ESTATE TRANSFER TAX	26-Aug-2016
CHICAGO:	2,400.00
CTA:	960.00
TOTAL:	3,360.00 *

17-22-107-069-1088 | 20160701639061 | 1-028-533-056

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

REAL ESTATE TRANSFER TAX	26-Aug-2016
COUNTY:	160.00
ILLINOIS:	320.00
TOTAL:	480.00

17-22-107-069-1088 | 20160701639061 | 1-877-814-080



First American  
Title Insurance Company

Warranty Deed - Individual to LLC

Chicago Title (65T 05038 LR Y1 M)

Property of Cook County Clerk's Office

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REPUBLIC OF INDIA  
STATE OF MAHARASHTRA  
CITY OF MUMBAI } SS  
CONSULATE GENERAL OF THE  
UNITED STATES OF AMERICA

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_ SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT KRISHNA N. JHUNJHUNWALA, ~~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, including the release and waiver of the right of homestead.

Given under my hand and official seal this 25<sup>th</sup> day of JULY, 2016.

REPUBLIC OF INDIA  
STATE OF MAHARASHTRA } SS  
CITY OF MUMBAI }  
CONSULATE GENERAL OF THE  
UNITED STATES OF AMERICA

Amanda Tollefson  
Vice Consul  
United States of America  
Notary Public

'MUMBAI INDIA'

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_ SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT NILIMA MURARKA a.k.a. NEELIMA MURARKA, ~~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 25<sup>th</sup> day of JULY, 2016.

Notary Public

'MUMBAI INDIA'

Prepared by:  
Novit and Novit, LLC  
100 N. LaSalle Street  
Suite 1700  
Chicago, IL 60602

Mail to: Mark Edelstein  
3825 W. Montrose Ave.  
Chicago, IL 60618

Name and Address of Taxpayer:  
Vojzovic Real Estate, LLC  
513 Triple Crown Manor Court  
Fenton, MO 63026



First American  
Title Insurance Company

Warranty Deed - Individual to LLC

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## LEGAL DESCRIPTION

**Order No.:** 16ST05638LP

**For APN/Parcel ID(s):** 17-22-107-069-1088

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Unit 1203 in the 1464 South Michigan Avenue Condominium as delineated on the Plat of Survey of the following described real estate:

Parcel 1: The South 3.1 feet of Lot 23 (except alley) and all of Lot 24 (except alley) in spring tract of the Northwest 1/4 of Section 22, Township 39 North, Range 14 East of the Third Principal Meridian, also the North 4.64 feet of Lot 23 (except alley) in Block 19 in assessor's division of the Northwest 1/4 of Section 22, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: Lot 3 (except that portion thereof taken or used for an alley) in county clerk's division of Lots 2 and 3 in block 19 in assessor's division of the Northwest fractional 1/4 of Section 22, Township 39 North, Range 14 East of the Third Principal Meridian, according to the map of said County Clerk's Division recorded April 23, 1878, in book 13 of plats, page 78, in Cook County, Illinois.

Parcel 3: Lot 1 (except the North 4.64 feet thereof) in block 19 in assessor's division of the Northwest fractional 1/4 of Section 22, Township 39 North, Range 14 East of the Third Principal Meridian, also a strip of land 8.94 feet in width lying South of and adjoining lot 1 of the same depth as lot 1 (except from East those parts taken as alley), in Cook County, Illinois.

Parcel 4: The South 25 feet of Lot 1 (except the a part taken for an alley) in block 19 in assessor's division of the Northwest fractional 1/4 of Section 22, Township 39 North, Range 14 East of the Third Principal Meridian, otherwise bounded and described as follows: Commencing on the West line of Michigan Avenue in the city of Chicago, in Cook County, Illinois at a point 772.7 feet North of the South line of said quarter section; thence running West 181.9 feet more or less to a point midway between the West line of Michigan Avenue and the East line of Wabash Avenue; thence running South 25 feet; thence East to the West line of Michigan Avenue; thence North on said West line, 25 feet to the point of beginning (except that part taken for and used as an alley), in Cook County, Illinois.

Parcel 5: Lot 2 (except 9.7 feet off the West end thereof) in County Clerk's division of Lots 2 and 3 in block 19 in assessor's division of the Northwest fractional 1/4 of Section 22, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.