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1635110063D

Doc# 1635110063 Fee \$40.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/16/2016 11:48 AM PG: 1 OF 2

TRUSTEE DEED

THE GRANTOR,
BHUPENDRA PATEL AND KUMUDBEN PATEL,
A married couple
Of Schaumburg, Illinois

for and in consideration of Ten and
00/100 (\$10.00) and other good and valuable
consideration in hand paid, CONVEYS and
WARRANTS to

JAITALI PATEL AND DAXA PATEL

Of

the following described Real Estate situated in the County ^{of Cook} in the State of ILLINOIS to wit:

Parcel 1:

Units 732-1, in the Condominiums of Birch Manor as delineated on a survey of the
following described real estate:

Part of the South 20 acres of the Southeast 1/4 of the Southwest 1/4 of Section 14,
Township 41 North, Range 11 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 04007694 and as amended together with its undivided
percentage interest in the common elements.

Parcel 2:

Easement for the benefit of Parcel 1 as set forth in declaration of easements recorded as
document number 04007694.

PERMANENT INDEX NUMBER: 08-14-302-018-1073

PROPERTY ADDRESS: 732 WEST DEMPSTER, #AG1, MOUNT PROSPECT, IL 60056

SUBJECT ONLY TO THE FOLLOWING, IF ANY:

Terms, provision, covenants and conditions of the Declaration of Condominium/Covenants, Conditions and
Restrictions ("Declaration/CCRs") and all amendments; public and utility easements including any
easements established by or implied from the Declaration/CCRs or amendments thereto; party wall rights
and agreements; limitations and conditions imposed by the Condominium Property Act; installments due
after the date of Closing of general assessments established pursuant to the Declaration/CCRs, 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; and general real estate taxes not due and
payable at the time of Closing,

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

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DEC 16 2016
COOK COUNTY RECORDER OF DEEDS

BOX 333-CT1

2401

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RM

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DATED THIS 27 DAY OF December ~~October~~ 2016

Patel Kumud. B.
Kumudben Bhupendrakumar Patel

B Patel
Bhupendrakumar Patel

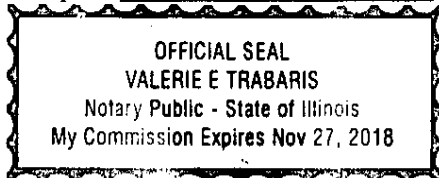
State of ILLINOIS, County of COOK, ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

Kumudben Bhupendrakumar Patel and Bhupendrakumar Patel

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 official seal, this 27th day of December, 2016

Commission expires 11-27-2018 By: [Signature]
NOTARY PUBLIC



Mail To:

Dean Galanopoulos
Attorney at Law
340 W Butterfield
Elmhurst IL 60126

Send Subsequent Tax Bills To:

Naxa Patel
Jantali Patel
132 W Dempster # A317
Mount Prospect IL 60056

This instrument was prepared by:

Valerie E. Trabaris
Attorney at Law
561 Drexel Avenue
Glencoe, IL 60022
(847) 770-0261

REAL ESTATE TRANSFER TAX



06-Dec-2016	
COUNTY:	63.00
ILLINOIS:	126.00
TOTAL:	189.00

08-14-302-018-1073

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