

183

NORTH AMERICAN
TITLE COMPANY
16-263277
WARRANTY DEED
ILLINOIS

UNOFFICIAL COPY



Doc# 1635129065 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/16/2016 02:42 PM PG: 1 OF 2

THE GRANTOR:

Sophia Measkhan Tan,
a single person,
954 W Grace Street Unit H202

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of ten dollars (\$10.00) and any other good and valuable consideration, in hand pay, CONVEYS and WARRANTS to:

Mark E. Zymantas *unmarried man*

954 W. Grace St H202

Chicago, IL 60613

The following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

UNIT NUMBER 954-H202 AND PARKING UNIT 30 AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE:

PARCEL 1:

LOTS 11, 12 AND 13 IN S. H. KERFOOT'S SUBDIVISION OF THE NORTHWEST 1/4 OF BLOCK 7 IN LAFLIN, SMITH AND DYER'S SUBDIVISION ON THE NORTHEAST 1/4 (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE WEST 1/4 OF THE SOUTHWEST 1/4 OF BLOCK 7 AND ALSO THE WEST 130 FEET OF THE EAST 3/4 OF THE SAID SOUTHWEST 1/4 OF BLOCK 7 (WHICH SAID WEST 100 FEET ARE OTHERWISE KNOWN AS LOT 3 IN STOCK'S SUBDIVISION OF THE EAST 3/4 OF THE SOUTHWEST 1/4 OF SAID BLOCK 7) ALL IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST 1/4 (EXCEPT 1.28 ACRES IN THE NORTHWEST CORNER THEREOF) OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPTING STREETS FROM BOTH PARTS OF THE FOREGOING DESCRIPTION), IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED APRIL 28, 1998 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 98338746 TOGETHER WITH APPLICABLE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS SHOWN ON EXHIBIT "B" TO THE AFORESAID DECLARATION OF CONDOMINIUM OWNERSHIP, ALL IN COOK COUNTY, ILLINOIS.

CCRD REVIEWER

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

SUBJECT TO: The following, if any: covenants, conditions and restrictions of record: public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

Permanent Index Number: 14-20-212-021-1072-Unit and 14-20-212-021-1110-Parking

Address of Real Estate: 954 W. Grace Unit H202 and Parking 30, Chicago, IL 60613

Dated this 12th day of December, 2016

Sophia Measkhan Tan
Sophia Measkhan Tan

Oregon
STATE OF ILLINOIS)
IL) ss
COUNTY OF COOK)
Multnomah

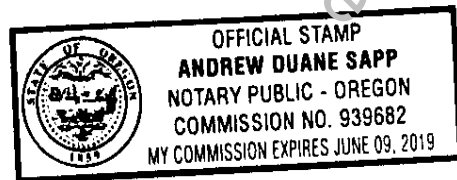
I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Sophia Measkhan Tan, a single person, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that 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 12th day of December, 2016.

Andrew Sapp
Notary Public

June 9th, 2019
Commission Expires

This instrument was prepared by: Ami J. Oseid.
Attorney at Law
3653 W Irving Park Road
Chicago, IL 60618



MAIL TO:

Matt Albrecht
Attorney at Law
415 N. LaSalle Street, Suite 403
Chicago, IL 60654

MAIL SUBSEQUENT TAX BILLS TO:

Mark Zymantas
954 W. Grace, Unit H202
Chicago, IL 60613

REAL ESTATE TRANSFER TAX	15-Dec-2016
COUNTY:	105.50
ILLINOIS:	211.00
TOTAL:	316.50

14-20-212-021-1072 | 20161201688986 | 0-136-751-296

REAL ESTATE TRANSFER TAX	15-Dec-2016
CHICAGO:	1,582.50
CTA:	633.00
TOTAL:	2,215.50

14-20-212-021-1072 | 20161201688986 | 1-569-450-176

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