UNOFFICIAL COPY

AFTER RECORDING, MAIL TO:

SATURN TITLE, LLC 1030 W. HIGGINS RD. SUITE 365 PARK RIDGE, IL 60068



°×1701155183×

.Doc# 1701155183 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/11/2017 02:33 PM PG: 1 OF

MEMORANDUM OF CONTRACT

THIS MEMORANDUM OF CONTRACT is made as of January 5, 2017, between WILLIAM G. PAPPAS and OLYMPIA PAPPAS, husband and vife, of Glenview, Illinois, herein referred to as "Seller", and JAVED VAKHARIYA and ASMA YAZDANI, of Chicago, Illinois, herein referred to as "Purchasers", witnesseth:

WHEREAS, Seller is the record title holder of the following described real estate:

LEGAL DESCRIPTION: See attached Exhibit.

PIN #: 03-27-304-007-0000

COMMON ADDRESS: 103 W. Stratford F. Mount Prospect, Illinois 60056

WHEREAS the Seller and Purchasers entered into an Installment Contract for Warranty Deed dated even herewith for the above referenced property.

WHEREAS, the parties desire to evidence the existence of this agreement and certain provisions of the Agreement by this memorandum thereof.

IT IS THEREFORE AGREED, as set forth in the Agreement as follows:

- 1. <u>Deed in Escrow:</u> At the time of the initial closing Seller shall deposit with Pappas & Dell, LLC, a fully executed Warranty Deed and other closing documents to be delivered to Purchasers at the Final Closing as defined below.
- 2. <u>Final Closing:</u> Final closing shall be on or before January 1, 2027, at which time Purchasers will pay any sums remaining due to Seller and Seller shall deliver title as required by Paragraph 2 of the Installment Contract for Warranty Deed.

IN WITNESS WHEREOF, this instrument has been executed by the parties as of the date first set forth abov.

PURCHASERS:

IAVED VÄKHARIYA

ASMA YAZDANI

SELLERS;

WILLIAM G. PAPPAS

OLYMPIA PAPPAS

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NOTARY ACKNOWLEDGEMENT TO MEMORANDUM OF CONTRACT

) SS.		
COUNTY OF COOK)		
VAKHARIYA & ASM foregoing instrument ap	A YAZDANI, per ppeared before me	rsonally known to me to	nd state aforesaid, DO HEREBY CERTIFY that JAVED to be the same persons whose names are subscribed to the acknowledged that they signed, sealed and delivered the said is herein set forth.
	Offici	MATTEO ial Seal - State of Illinois Expires Mar 9, 2020	Given under my hand and official seal, this 5_day of
STATE OF ILLINOIS)) SS.	Co	•

I, the undersigned, a Notary Public in and for the county and state aforesaid, DO HEREBY CERTIFY that WILLIAM G. PAPPAS & OLYMPIA PAPPAS, personally known to me to be in: 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 herein set fortio.



Give 1 under my hand and official seal, this day of January, 2016. 2017.

Notary Public

This instrument was prepared by and after recording return to:

STATE OF ILLINOIS

COUNTY OF COOK

James Pappas, Esq. Pappas & Bell, LLC 234 Waukegan Rd., Glenview, II. 60025 Phone (847) 724-3700

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LEGAL DESCRIPTION

LOT 3 IN BLOCK 3 IN WEDGEWOOD TERRACE, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 27, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address: 103 W. Stratford Pl., Mount Prospect, IL 60056

PIN#: 03-27-394-097-0000