

# UNOFFICIAL COPY

Doc#: 1703406043 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/03/2017 09:22 AM Pg: 1 of 3

Dec ID 20170101607949  
ST/CO Stamp 1-345-340-096 ST Tax \$785.00 CO Tax \$392.50  
City Stamp 1-613-775-552 City Tax: \$8,242.50

**WARRANTY DEED**  
**Tenancy by the Entirety**  
**Statutory (Illinois)**

THE GRANTOR(S)

Tom Dozeman and Mary Talen,  
Husband and Wife,  
215 W. Huron Street, #2  
Chicago, Illinois 60654

Above space for Recorder's use only

for and in consideration of TEN and NO/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid CONVEY(S) and WARRANT(S) to

Pishi Malhotra and Smita Bhatia  
505 N. McClurg Court, Unit #405  
Chicago, Illinois 60611  
(Names and Addresses of Grantees)

husband and wife, as tenants by the entirety, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as husband and wife, as **TENANTS BY THE ENTIRETY** forever. SUBJECT TO: 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; and general real estate taxes not due and payable at the time of Closing.

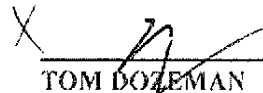

Permanent Real Estate Index Number(s): 17-09-216-017-1002

Address(es) of Real Estate: 215 W. Huron Street, #2, Chicago, Illinois 60654

17-0013 1/2

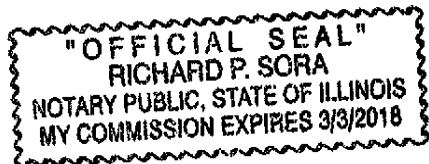
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DATED this 31st day of January, 2017

  
 \_\_\_\_\_  
 TOM DOZEMAN  
  
  
 \_\_\_\_\_  
 MARY TALEN



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 TOM DOZEMAN and MARY TALEN 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 31st day of January, 2017.



  
 \_\_\_\_\_  
 NOTARY PUBLIC

This instrument was prepared by Richard P. Sora, Law Office of Richard P. Sora  
350 S. Northwest Highway, Ste. 300, Park Ridge, IL 60068

REAL ESTATE TRANSFER TAX		02-Feb-2017	
	COUNTY:		392.50
	ILLINOIS:		785.00
	TOTAL:		1,177.50
17-09-216-017-1002   20170101607949   1-345-340-096			

REAL ESTATE TRANSFER TAX		02-Feb-2017	
	CHICAGO:		5,887.50
	CTA:		2,355.00
	TOTAL:		8,242.50 *
17-09-216-017-1002   20170101607949   1-613-775-552			
* Total does not include any applicable penalty or interest due.			

MAIL TO:

Dan M. Collander  
 Attorney at Law  
 608 S. Washington Street  
 Suite 307  
 Naperville, Illinois 60540

SEND SUBSEQUENT TAX BILLS TO:

Rishi Malhotra and Smita Bhatia  
 215 W. Huron St., #2  
 Chicago, Illinois 60654

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## EXHIBIT "A"

PARCEL 1:

UNIT 2 IN THE 215 WEST HURON CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 9 IN BLOCK 16 IN NEWBERRYS ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT 'C' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 97236569 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-2, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 97236569.

PIN(S): 17-09-216-017-1002

Property of Cook County Clerk's Office