



Doc# 1709641055 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/06/2017 02:49 PM PG: 1 OF 3

WARRANTY DEED

STATUTORY (ILLINOIS)  
(Individual to Individual)

THE GRANTORS, NIKOLAI VARGAS,  
and NATASIA VARGAS, his wife,

(The Above Space For Recorder's Use Only)

of the City of Chicago, County of Cook, State of Illinois 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:

ANTHONY PINO,

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

See attached Exhibit "A" for legal description.

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

SUBJECT TO: All 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.

Permanent Real Estate Index Number(s): 13-13-126-036-1006

Address of Real Estate: 3109 W. SUNNYSIDE AVE., UNIT 3, CHICAGO, IL 60625

DATED this 29 day of March 2017.

*Nikolai Vargas* (SEAL)  
NIKOLAI VARGAS (SEAL)

*Natasia Vargas* (SEAL)  
NATASIA VARGAS (SEAL)

SY  
P 3  
SN  
SCY  
INT

REAL ESTATE TRANSFER TAX		03-Apr-2017	
COUNTY:	123.75		
ILLINOIS:	247.50		
TOTAL:	371.25		

13-13-126-036-1006 | 20170301631338 | 0-784-967-360

REAL ESTATE TRANSFER TAX		03-Apr-2017	
CHICAGO:	1,856.25		
CTA:	742.50		
TOTAL:	2,598.75		

13-13-126-036-1006 | 20170301631338 | 0-458-581-696

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

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**UNOFFICIAL COPY**  
ATTORNEYS' TITLE GUARANTY FUND, INC.

**LEGAL DESCRIPTION**

**Permanent Index Number:**

Property ID: 13-13-126-036-1006

**Property Address:**

3109 W. Sunnyside Avenue, Unit 3  
Chicago, IL 60625

**Legal Description:**

UNIT 3109-3 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN SUNNYSIDE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010340321, AND AS AMENDED FROM TIME TO TIME, IN THE WEST HALF OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office