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Doc# 1712855137 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/08/2017 02:32 PM PG: 1 OF 2

WARRANTY DEED Joint Tenancy

MAIL TO: **2017-01638PT 2 of 3**
Thomas A. O'Donnell Jr.
Law Offices of Thomas O'Donnell Jr.
1250 S. Grove Avenue, Suite 300
Barrington, IL 60010

NAME & ADDRESS OF TAXPAYER
Harsh Sharma and Shruti Sargam
121 Meredith Lane
Streamwood, IL 60107

GRANTOR(S), Brad L. Berens, single, never married and not party to a civil union, and Todd C. Berens, single, never married and not party to a civil union, of 1578 Southgate Court, Bartlett, IL 60103, for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid, convey(s) and warrant(s) to the grantee(s), Harsh Sharma and Shruti Sargam, of 121 Meredith Lane, Streamwood, IL 60107, not as tenants in common but as joint tenants, all interest in the following described real estate situated in Cook County and in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION AS EXHIBIT A

Permanent Index No. (s): 06-26-118-005-1027
Property Address: 121 Meredith Lane Streamwood, IL 60107
UNIT 9-4

SUBJECT TO:

(1) General real estate taxes for the year 2016 and subsequent years. (2) Covenants, conditions and restrictions of record, and building lines and easements, if any.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois and to have and to hold said premises not as tenants in common but as joint tenants forever. *THIS IS NOT Homestead Property*

DATED this *X 27th* day of *April*, 20 *17*

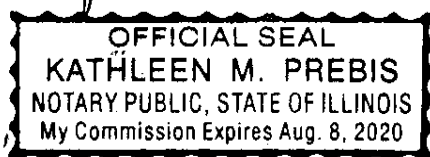
X *[Signature]* Brad L. Berens
X *[Signature]* Todd C. Berens

STATE OF X *IL* COUNTY OF X *DeKalb* ss.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, do hereby certify, that Brad L. Berens, single, never married and not party to a civil union, and Todd C. Berens, single, never married and not party to a civil union, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person and individually and jointly acknowledged that he/she/they signed and delivered the said instrument as his/her/their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal, this *X 27th* day of *April*, 20 *17*

X *[Signature]*
Notary Public

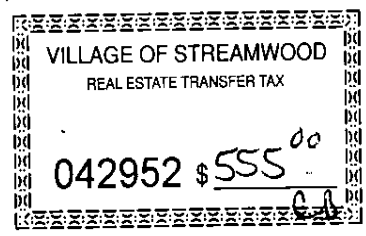


My commission expires X *8/8/20*

COUNTY - ILLINOIS TRANSFER STAMPS
Exempt Under Provision of
Paragraph ____, Section 4,
Real Estate Transfer Act
Date: _____
Signature: _____

Prepared by:
Anselmo Lindberg Oliver LLC
1771 W. Diehl Ste 120
Naperville, IL 60563

Mail To:
PREMIER TITLE
1000 JORIE BLVD., SUITE 136
OAK BROOK, IL 60523
630-571-2111



PREMIER TITLE

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EXHIBIT "A" Legal Description


File No.: 2017-01638-PT


PARCEL 1: UNIT 9-4 IN OAKS AT HIDDEN GLEN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS IN OAKS OF HIDDEN GLEN, A SUBDIVISION OF PART OF LOT 1 IN THE STREAMWOOD COMMERCIAL SHOPPING AREA SUBDIVISION AND PART OF THE NORTH 1/2 OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 5, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 23, 1999 AS DOCUMENT 99802830, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 00338422, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PRIVATE DRIVEWAY, ENTRYWAY, PORCH, AND BALCONY NUMBER FOR UNIT 9-4 AS LIMITED COMMON ELEMENTS, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND SURVEY ATTACHED THERETO, RECORDED AS DOCUMENT 00338422.

COMMONLY KNOWN AS: 121 Meredith Lane, Unit 9-4, Streamwood, IL 60107

PERMANENT INDEX NO.: 06-26-18-009-1027

STATE OF ILLINOIS		# 000006358	REAL ESTATE TRANSFER TAX
STATE TAX	 MAY.-8.17		0018500
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE			FP 103051

COOK COUNTY REAL ESTATE TRANSACTION TAX		# 000006311	REAL ESTATE TRANSFER TAX
COUNTY TAX	 MAY.-8.17		0009250
REVENUE STAMP			FP 103048