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Doc#: 1716308229 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/12/2017 11:41 AM Pg: 1 of 3

Dec ID 20170501656760
ST/CO Stamp 0-865-974-720 ST Tax \$455.00 CO Tax \$227.50
City Stamp 1-997-091-264 City Tax: \$4,777.50



First American Title Insurance Company
WARRANTY DEED
ILLINOIS STATUTORY

STL 011465257 1 of 2
IL

THE GRANTOR(S) **Michael A. Thomas, married to *Rebekah Stafford, of 5 Rawson Hill Rd., Newburyport, County of Essex, State of Massachusetts, 01950**, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to **Manoj Kumar Shanmuganathan and Sangamithra Kamalakaran, husband and wife, as Tenants by the Entirety, of 600 N. McClurg Court, Apt 4011A, Chicago, County of Cook, State of Illinois, 60611**, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

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, if any; and general real estate taxes not yet due and payable at the time of Closing.

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


Permanent Real Estate Index Number: **17-22-300-075-1004**
Address of Real Estate: **1600 S Wabash Avenue, Unit 3E, Chicago, Illinois 60616**

Dated this 23 day of May, 2017





Michael A. Thomas

*This is not homestead property

REAL ESTATE TRANSFER TAX		02-Jun-2017
	CHICAGO:	3,412.50
	CTA:	1,365.00
	TOTAL:	4,777.50 *

17-22-300-075-1004 | 20170501656760 | 1-997-091-264

REAL ESTATE TRANSFER TAX		12-Jun-2017
	COUNTY:	227.50
	ILLINOIS:	455.00
	TOTAL:	682.50

17-22-300-075-1004 | 20170501656760 | 0-865-974-720

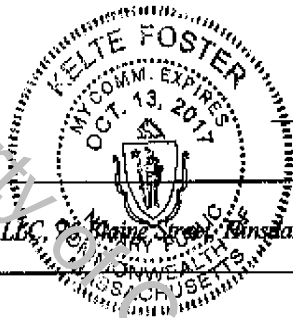
* Total does not include any applicable penalty or interest due.

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STATE OF ILLINOIS, COUNTY OF Essex ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Michael A. Thomas**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/ 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 23rd day of May, 2017.



Kelte Foster (Notary Public)
Kelte Foster

Prepared by: Hawbecker and Garver, LLC, 220 North Street, Bensenville, IL 60521

Mail to:

Bradford Miller Law
10 S. LaSalle #2920
Chicago, IL 60603

Name and Address of Taxpayer:

Manoj Kumar Shanmugandhan
Sanga Mithra Kama-lakaram
1400 S. Wabash, Unit 3E
Chicago, IL 60616

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Parcel 1:

Unit 3 East in the 1600 South Wabash Condominium as delineated on a Survey of the following described real estate: Lot 1 in County Clerks Division of Lots 1, 2 and 3 in Clarke's Addition to Chicago in the Southwest 1/4 of Fractional Section 22, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, which Survey is attached as Exhibit 'A' to the Declaration of Condominium recorded as Document Number 0011119350, together with its undivided percentage interest in the Common elements, all in Cook County, Illinois.

Parcel 2:

The Exclusive Right to the Use of P-6, a limited common element as Delineated on the Survey attached to the Declaration aforesaid recorded as Document Number 0011119350.

Property of Cook County Clerk's Office