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Doc# 1717210040 Fee \$46.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/21/2017 11:36 AM PG: 1 OF 5

**WARRANTY DEED
ILLINOIS STATUTORY**

THE GRANTOR, Ray Aguilar, a married man, of the City of Chicago, State of Illinois, County of Cook for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, **CONVEY and WARRANT** to Manpreet Kaur Nagra, as ^{*Individual} individual, of the City of Chicago, State of Illinois, County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

** A SINGLE WOMAN*

See Exhibit 'A' attached hereto and made a part hereof

SUBJECT TO: covenants, conditions and restrictions of record, public and utility easements and roads and highways hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

****THIS IS NOT HOMESTEAD PROPERTY AS TO THE SELLER***

Permanent Real Estate Index Number: 16-01-215-050-1002

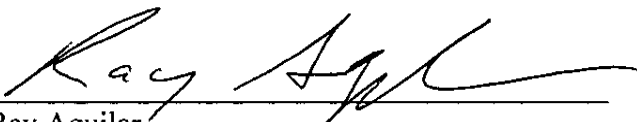
Address of Real Estate: 1451 North Artesian Avenue Unit 2
Chicago, Illinois 60622

Dated this 30TH day of May, 2017.

mail to
1/ Proper Title, LLC
1/ 180 N. LaSalle Ste. 1920
Chicago, IL 60601
PTN-41960

6/5
P/5
S/N
SCV
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Ray Aguilar

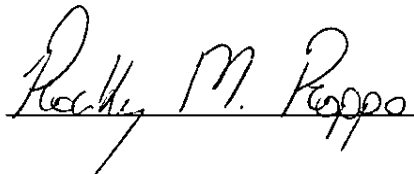
STATE OF ILLINOIS)

) ss.

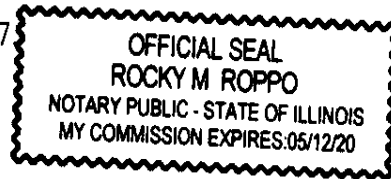
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ray Aguilar is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 30th day of May, 2017



(Notary Public)



Prepared By:
Law Office of Aaron Minkus
203 N. LaSalle, Suite 2104
Chicago, Illinois 60601

~~Mail To:~~
MANPREET KAUR NAGRA
1451 N. ARTESIAN AVENUE
UNIT 2
CHICAGO, IL 60622

Name & Address of Taxpayer:
MANPREET KAUR NAGRA
1451 N. ARTESIAN AVENUE
UNIT 2
CHICAGO, IL 60622

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EXHIBIT "A"

PARCEL 1: UNIT 2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 1451 N. ARTESIAN CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0518032169, IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. PS-2, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY ILLINOIS.

Parcel ID(s): 16-01-215-050-1002

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

07-Jun-2017



CHICAGO:

2,017.50

CTA:

807.00

TOTAL:

2,824.50*

16-01-215-050-1002 | 20170601668488 | 0-413-897-152

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

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REAL ESTATE TRANSFER TAX

07-Jun-2017



COUNTY:
ILLINOIS:
TOTAL:

134.50
269.00
403.50

16-01-215-050-1002

20170601668488

1-035-983-296

Property of Cook County Clerk's Office