

# UNOFFICIAL COPY



18-120273 1/2

## WARRANTY DEED

Statutory (ILLINOIS)

Doc# 1808549093 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/26/2018 03:43 PM PG: 1 OF 4

### THE GRANTORS:

Salwan Y. Zakariya and Dana Shabo, now known as Dana Zakariya, husband and wife, of the Village of Skokie, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) in hand paid, CONVEY and WARRANT to

(The Above Space for Recorder's Use Only)

### THE GRANTEE:

Alexander A. Vasic, an unmarried man, of the City of Chicago, County of Cook, the following described Real Estate situated in the County of Cook, Illinois, to-wit:

#### PARCEL 1:

UNIT 110 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): THAT PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE EAST 33 RODS OF SAID NORTHEAST QUARTER (1/4) THENCE SOUTH 00 DEGREES 03 MINUTES 30 SECONDS WEST ON THE WEST LINE OF SAID EAST 33 RODS OF THE NORTHEAST QUARTER (1/4) A DISTANCE OF 153.12 FEET THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 20.57 FEET FOR THE PLACE OF BEGINNING OF THE TRACT OF LAND HEREINAFTER DESCRIBED; THEN SOUTH 30 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 79.0 FEET; THENCE NORTH 60 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 100.41 FEET; THEN NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 181.63 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 79.0 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 179.69 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 10.0 FEET; THENCE SOUTH 79 DEGREES 36 MINUTES 32 SECONDS EAST, A DISTANCE OF 44.40 FEET; THENCE SOUTH 30 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 12.0 FEET; THENCE SOUTH 60 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 104.78 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY HARRIS TRUST AND SAVINGS BANK, A CORPORATION OF ILLINOIS AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 15, 1967 AND KNOWN AS TRUST NUMBER 32766, AND NOT INDIVIDUALLY, FILED IN THE OFFICE OF THE REGISTRAR OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER LR2813918, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF EASEMENTS COVENANTS AND RESTRICTIONS DATED NOVEMBER 12, 1970 AND FILED IN THE OFFICE OF THE REGISTRAR OF TITLES ON NOVEMBER 17, 1970 AS

Returned to  
10/2  
Advisors Title Network, LLC  
900 Skokie Blvd Ste. 255  
Northbrook, IL 60062  
(847) 496-9100 ATN 18-120273

4

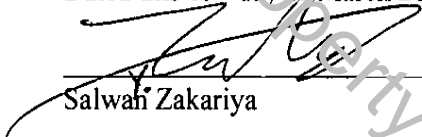
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LR2530976 AND AS CREATED BY DEED (OR MORTGAGE) FROM HARRIS TRUST AND SAVINGS BANK, CORPORATION OF ILLINOIS AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 15, 1967 AND KNOWN AS TRUST NUMBER 32766 TO GERTRUDE HORWITZ AND GARY HORWITZ DATED OCTOBER 17, 1975 AND FILED NOVEMBER 3, 1975 AS DOCUMENT LR2838545 FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.

Property Index Number (PIN): 10-16-204-029-1010  
Address of Real Estate: 4901 Golf Road, Unit 110, Skokie, IL 60077

Hereby releasing and waiving all rights under the laws of the State of Illinois, to have and hold said premises, forever. Subject to: easements for public utilities, covenants, conditions and restrictions of record, and general real estate taxes for the year 2017 and subsequent years.

Dated this 19<sup>th</sup> day of March 2018.

 (Seal)  
Salwan Zakariya

 (Seal)  
Dana Zakariya  
*Dana Shabo, nka*

I, the undersigned, a Notary Public in and for the State of Illinois, do hereby certify that Salwan Zakariya and Dana Zakariya, 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 they signed, sealed and delivered said instrument as their free and voluntary act, for the uses and purposes therein set forth.

\* DANA SHARO

Given under my hand and official seal, this 19<sup>th</sup> day of March, 2018.

  
Notary Public



This instrument was prepared by:

S. Aaron Tenenbaum  
2222 Chestnut Ave., Ste. 201, Glenview, IL 60026

~~Mail to:~~

SHERAZ DARR  
1000 SKOKIE BLVD.  
WILMETTE, IL. 60091

Send Subsequent Tax Bills to:

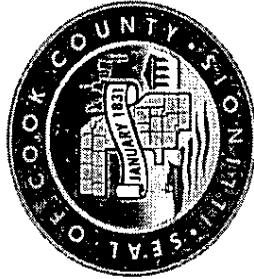
Alexander Vasic  
4901 GOLF RD  
Unit 110  
SKOKIE, IL. 60077

VILLAGE OF SKOKIE	
ECONOMIC DEVELOPMENT TAX	
PIN:	10-16-204-029-1010
ADDRESS:	4901 GOLF RD 110
9551	3/19/18 \$555.00 SL

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**REAL ESTATE TRANSFER TAX**

20-Mar-2018



**COUNTY:**  
**ILLINOIS:**  
**TOTAL:**

92.50  
185.00  
277.50

10-16-204-029-1010

20180301617759

0-476-407-328

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## PLAT ACT AFFIDAVIT (Pursuant to 765 ILCS 205/1)

STATE OF ILLINOIS )  
COUNTY OF COOK )

ANGELA NUNEZ (AGENT), the grantor or his/her agent, being duly sworn on oath, states that he/she resides at 4901 GOLF RD UNIT 110 SKOKIE IL, 60077

Affiant states that the attached deed is *not* a violation of 765 ILCS 205/1 for reason given below:

- A. The sale or exchange is of **an entire tract of land** not being a part of a larger tract of land and described in the same manner as title was taken by the grantor(s);
- B. *One* of the following exemptions from 765 ILCS 205/1 (b) applies:
  - 1. The division or subdivision of land is into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
  - 2. The division is of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
  - 3. The sale or exchange of parcels of land is between owners of adjoining and contiguous land.
  - 4. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
  - 5. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
  - 6. The conveyance is of land for highway or other public purposes or grants of conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
  - 7. The conveyance is made to correct descriptions in prior conveyances.
  - 8. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcels or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.
  - 9. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said large tract having been determined by the dimensions and configuration of said larger tract on October 1, 1973, and no sale, prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973 and provided that this exemption does not invalidate any local requirements applicable to the subdivision of land (page 2).
  - 10. The preparation of a plat for wind energy devices under Sec. 10-620 of the Property Tax Code.
  - 11. Other: \_\_\_\_\_

C. The division does not meet any of the above criteria and must have county approval (page 2).

Legal description prepared by: \_\_\_\_\_

AFFIANT further states that he/she makes this affidavit for the purpose of inducing the Recorder of Deeds of COOK County, State of Illinois, to accept the attached deed for recording.

SUBSCRIBED AND SWORN TO before me  
this 20th day of March, 2018.

[Signature]  
Signature of Notary Public

[Signature]  
Signature of Affiant

