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Doc#: 1811447119 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/24/2018 01:07 PM Pg: 1 of 3

WARRANTY DEED ILLINOIS STATUTORY

1818-454073 1872

Dec ID 20180401645068
ST/CO Stamp 2-024-298-016 ST Tax \$480.00 CO Tax \$240.00
City Stamp 0-615-962-144 City Tax: \$5,040.00

THE GRANTORS, Kashyap Muthuraman and Sarayu Ratnam, husband and wife, 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 Scott Wener, ^{ARMY VETERAN} ~~a single man~~, 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:

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.

Permanent Real Estate Index Number: 14-17-404-059-1016

Address of Real Estate: 1024 West Irving Park Road Unit S1
Chicago, Illinois 60613

Dated this 5th day of April, 2018.

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M Kashyap

 Kashyap Muthuraman

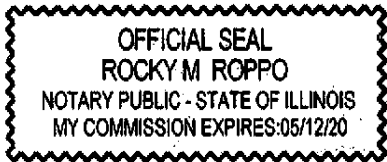
Sarayu Ratnam

 Sarayu Ratnam

STATE OF ILLINOIS)
) ss.
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY THAT** Kashyap Muthuraman and Sarayu Ratnam, are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 5th day of April, 2018.



Rocky M. Roppo

 Notary Public

My commission expires on May 12 2020.

Prepared By:
Law Office of Aaron Minkus
134 N. LaSalle, Suite 1720
Chicago, Illinois 60602

Mail To:
 BEAULIEU LAW OFFICES, P.C.
 ATTN: SAM KOE SHANG
 5339 W Belmont Ave.
 Chicago, IL 60641

Name & Address of Taxpayer:
 SCOTT WERNER
 1024 W IRVING PARK RD, UNIT 111
 CHICAGO, IL 60613

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EXHIBIT 'A' / LEGAL DESCRIPTION

PARCEL 1: UNIT 1024-1 IN THE KENMORE MANOR CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1 TO 3 IN COLLINS AND MORRIS SUBDIVISION OF LOTS 18 TO 21 IN BLOCK 6 IN INGLEHART'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO LOT 4 (EXCEPT THE WEST 50 FEET THEREOF) IN PEET'S SUBDIVISION OF LOT 24 IN SUBDIVISION OF THE WEST 205 FEET OF LOTS 18 AND 21 IN BLOCK 6 IN INGLEHART'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN;

WHICH SURVEY IS ATTACHED AS EXHIBIT 'B' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96078813 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-9 AND GARAGE SPACE 2, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 96078813.

Parcel ID(s): 14-17-404-059-1016