

UNOFFICIAL COPY



1811516038D

WARRANTY DEED

Statutory (ILLINOIS)

Doc# 1811516038 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/25/2018 10:54 AM PG: 1 OF 3

MAIL TO: (182073)
Hymow & Blair Jr
1411 McHenry Rd, #125
Buffalo Grove, IL
60089

TAX BILL TO:
Leonid Markevych
5309 N Delphia
#210
Chicago IL 60656

THE GRANTOR **MARICLA AUGUSTYNIAK, A DIVORCED WOMAN NOT SINCE REMARRIED, AND NOT A PARTY TO A CIVIL UNION**, 5309 N Delphia Ave., Chicago, County of Cook, State of Illinois, for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid CONVEY and WARRANT to **LEONID MARKEVYCH AND INHA SYCHIKOVA**, *4840 N Linder Ave., Apt 317, Chicago, IL 60630, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

*as Tenants by the entirety

SEE ATTACHED LEGAL DESCRIPTION


SUBJECT TO: General taxes for 2nd installment 2017 and subsequent years and (a) general real estate tax not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premises; (e) public roads and highways; (f) party wall rights and agreements, if any; and (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

PERMANENT INDEX NUMBER: 12-11-119-020-1029

PROPERTY ADDRESS: 5309 N. DELPHIA AVE, UNIT 210, CHICAGO, IL 60656



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

DATED THIS 19 DAY OF April, 2018

REAL ESTATE TRANSFER TAX		25-Apr-2018
	CHICAGO:	1,125.00
	CTA:	450.00
	TOTAL:	1,575.00 *

12-11-119-020-1029 | 20180301628887 | 1-192-936-736

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

REAL ESTATE TRANSFER TAX		25-Apr-2018
	COUNTY:	75.00
	ILLINOIS:	150.00
	TOTAL:	225.00
12-11-119-020-1029 20180301628887 0-766-013-728		

R4

UNOFFICIAL COPY

X Augustyniak Mariola
 Mariola Augustyniak

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that **Mariola Augustyniak**, is personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 19 Day of April, 2018.
 Commission expires 08/13/22.

Bozena Paiz
 NOTARY PUBLIC



Prepared by:

Alicja M. Sroka
 Alicja M. Sroka & Associates, P.C.
 Attorney at Law
 7742 W. Higgins, Unit C102
 Chicago, Illinois 60651

UNOFFICIAL COPY

LEGAL DESCRIPTION

EXHIBIT A

UNIT NUMBER 210 IN 5301-17 NORTH DELPHIA AVENUE/INNISBROOK I CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:
THAT PART OF LOT 4 IN ALBERT SCHORSCH'S SON'S CATHERINE COURTS TRACT NUMBER 1, IN THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF LOT 1 IN SAID ALBERT SCHORSCH SON'S CATHERINE COURTS TRACT NUMBER 1; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 1 AND THE NORTH LINE OF LOT 3 IN SAID SUBDIVISION 965.76 FEET; THENCE SOUTH 468.26 FEET TO THE POINT OF BEGINNING OF THE LAND TO BE DESCRIBED; THENCE SOUTH 159.0 FEET TO THE SOUTH LINE OF SAID LOT 4; THENCE NORTH 89 DEGREES 58 MINUTES WEST 309.40 FEET TO THE SOUTHWEST CORNER OF SAID LOT 4; THENCE NORTH 01 DEGREES 38 MINUTES 10 SECONDS EAST 158.98 FEET; THENCE EAST 304.86 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY MC NERNEY-GOSLIN, INC., AN ILLINOIS CORPORATION, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22199542, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PIN AND PROPERTY ADDRESS:

12-11-119-020-1029

5309 N. DELPHIA AVE, UNIT 210, CHICAGO, IL 60656