

### **UNOFFICIAL COPY**

## WARRANTY DEED Statutory (Illinois)

#### MAIL TAX BILL TO:

Luis R. Erazo 235 W. Van Buren Street, Unit 2518 Chicago, IL 60607

> PRO TITLE GROUP, INC. 5140 MAIN STREET DOWNERS GROVE, IL 60515

#### THE GRANTORS

Simmi Bhatia n/k'a Simmi Chhabra and

Ravinder Kumar n/k/a Ravi Kumar Chhabra, Wife and Husband of the 109 SonomaBlvd Vaughan ON L4H1N8, Canada, for and in consideration of Ten and xx/100's Dollars, and other good and valuable considerations in hand paid, CONVEY and WARRANT to Luis R. Erazo, of 680 S. Federal St., #410, Chicago, Illinois, the following described Real Estate situated in the County of Cook, State of Illinois, to vrit:

UNIT 2518 IN THE 235 W. VAN BUREN CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

THAT PART OF LOTS 65, 66, 67, 68, 69, 70, 71, 72, 73 AND 74 (TAKEN AS A TRACT) IN BLOCK 90 IN SCHOOL SECTION ADDITION TO CITY OF CHICAGO, IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS A TTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0915/34034, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

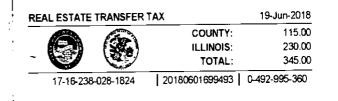
hereby releasing and waiving all rights under and by virtue of the Homes ead Exemption Laws of the State of Illinois.

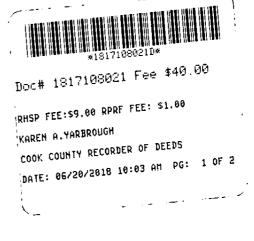
SUBJECT TO: covenants, conditions, Declarations and By-Laws and as amended from time to time, building lines and easements, and restrictions of record; and to General Taxes or 2017 and subsequent years.

Permanent Real Estate Index Number(s): 17-16-238-028-1824

Address of Real Estate: 235 W. Van Buren Street, Unit 2518, Chicago, Illinois 60607.

REAL ESTATE TRANS	19-Jun-2018	
26 A A	CHICAGO:	1,725.00
	CTA:	690.00
	TOTAL:	2,415.00 *
17-16-238-028-1824	20180601699493	1-653-427-488







# **UNOFFICIAL COPY**

القائم المغيو

Dated this 11 M day of Tune, 2018.		
Ravinder Kumar Ravi Kumar Chhabra		
State of Now, County of Frie ss.  I, John Anotary Public in and for said County, in the State aforesaid, DC PEREBY CERTIFY that Ravinder Kumar n/k/a Ravi Kumar Chhabra, 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 notarial seal this 11 day of June, 2018.		
Notary Public, State of NY No. 01DU6299728 Qualified in Erie County  Simmi Bhatia  Notary Public  Notary Public  Simmi Chhabra		
State of Now Ork, County of Fig. 3 cs.  I, John P. D. H., a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Simmi Bhatia n/k/a Simmi Chhabra, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the		
GIVEN under my hand and official notarial seal this day of		
235 w. VAN BUREN Apt. 2578  CHrcHGO 1460607  This instrument was prepared by: Michael J. Dudek, 10540 S. Western Ave, #501B, Chicago, Illinois, 60643.		