

UNOFFICIAL COPY

WARRANTY DEED

186SA117008LP

Individual to Individual



Doc#: 1821347198 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/01/2018 12:22 PM Pg: 1 of 3

Dec ID 20180701640941
ST/CO Stamp 1-285-130-016 ST Tax \$235.00 CO Tax \$117.50

This Document Prepared by:
Ryan Sullivan
Kozonis Law, Ltd
4849 North Milwaukee Avenue
Suite 300
Chicago, Illinois 60630

THE ABOVE SPACE RESERVED FOR USE BY THE COUNTY RECORDER'S OFFICE

THIS INDENTURE, made this 27 day of **July 2018** between **Khurram Shahzad and Hira Pervaiz**, husband and wife (the "Grantors"), and **Petronilo Cardenas** of 8001 Lockwood Ave, 301, Skokie, IL 60077-3670, County of Cook and State of Illinois of Illinois (the "Grantee").

WITNESSETH, that the Grantors, in consideration of the sum of TEN & 00/10 Dollars (\$10.00) and other good and valuable considerations in hand paid, do hereby grant, sell and warrant unto the Grantee, the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

See attached Exhibit A for Legal Description and P.I.N.

Together with the tenements and appurtenances thereunto belonging, and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, subject to:

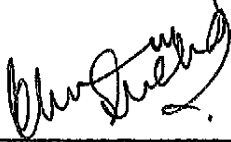
Covenants, conditions and restrictions of record; building lines and easements, general real estate taxes not due and payable as of the date hereof; and acts done or suffered by or through Grantee.

TO HAVE AND TO HOLD the same unto the Grantee as aforesaid and to the proper use, benefit and behoof of the Grantee forever.

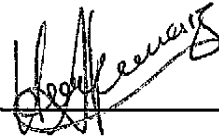
[Signature Page Follows]

UNOFFICIAL COPY

IN WITNESS WHEREOF, the Grantors have caused their names to be signed to these presents on the day and year first above written.



Khurram Shahzad

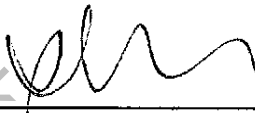


Hira Pervaiz

STATE OF ILLINOIS, COUNTY OF COOK, ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that **Khurram Shahzad** and **Hira Pervaiz** 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 and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 21st day of **July**, 2018.



(Notary Public)

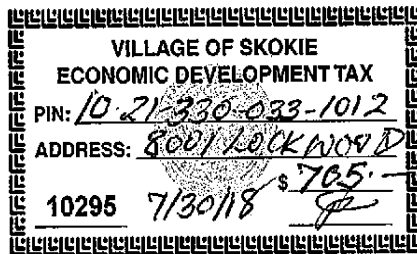
My Commission Expires: August 8, 2020

After recording, please mail to:

H. Shawn Kim
3758 W Montrose Ave
Chicago, IL 60618

Please send subsequent tax bills to:

Petronilo Cardenas
8001 Lockwood Ave #301
Skokie, IL 60077-3670



UNOFFICIAL COPY

Exhibit A

Legal Description

UNIT 301 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "DEVELOPMENT PARCEL"):

LOT 26 IN RESUBDIVISION OF LOT 25 AND THE SOUTH 30 FEET OF LOT 18 OF OWNERS SUBDIVISION OF THE WEST 1/2 OF SECTION 21, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN,

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION MADE BY COSMOPOLITAN NATIONAL BANK OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 1, 1965 AND KNOWN AS TRUST NUMBER 15027 AND NOT INDIVIDUALLY, RECORDED IN THE OFFICE OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 19770296 AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID DEVELOPMENT PARCEL (EXCEPTING FROM SAID DEVELOPMENT PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), IN COOK COUNTY, ILLINOIS.

Common Address: 8001 Lockwood Ave, #301, Skokie, IL 60077-3670

PINs: 10-21-330-033-1012

Property of Cook County Clerk's Office