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Doc#: 1830357088 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/30/2018 11:10 AM Pg: 1 of 4

Dec ID 20181001616680
ST/CO Stamp 2-101-484-704 ST Tax \$460.00 CO Tax \$230.00
City Stamp 1-064-135-840 City Tax: \$4,830.00

**Warranty Deed
Tenants by the Entirety**

Above Space for Recorder's Use Only

THE GRANTORS, **ARIEL PAVLICEVICH and VI TUONG NGO PAVLICEVICH, husband and wife**, of the City of Hillsborough, County of San Mateo, and State of California, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00), in hand paid, **CONVEY and WARRANT to KAVEH NAFARI and NOUSHIN MOFAMEDIDEHKORDI, husband and wife**, 345 East Ohio Street, Unit 2505, Chicago, Illinois 60611, not as tenants in common and not as joint tenants but as tenants by the entirety, the following described real estate located in Cook County, Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, if any. ***TO HAVE AND TO HOLD SAID PREMISES** as tenants by the entirety, forever.

SUBJECT TO: General taxes not yet due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the real estate; terms, covenants, and conditions of the declaration and by-laws and all amendments thereto; public and utility easements including any easements established by or implied from the declaration and by-laws or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Illinois Condominium Property Act.

Permanent Index Number (PIN): 17-09-234-043-¹⁰⁰⁴~~051~~

Address of Real Estate: 33 West Ontario Street, Unit 48D, Chicago, Illinois 60654

REMAINDER OF DOCUMENT INTENTIONALLY LEFT BLANK

18-266865
NORTH AMERICAN
TITLE COMPANY

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Dated this 22 day of October, 2018.



ARIEL PAVLICEVICH (SEAL)



VI TUONG NGO PAVLICEVICH (SEAL)

See Attached Acknowledgement

State of California, San Mateo County - ss, I, the undersigned, a Notary Public

In and for said County, in the State aforesaid, DO HEREBY CERTIFY that ARIEL PAVLICEVICH and VI TUONG NGO PAVLICEVICH, husband and wife, 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 said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of home, real, if any.

Given under my hand and official seal, this _____ day of October, 2018.

Commission expires _____

NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY: Joanne Gleason, Law Office of Joanne Gleason, 1523 North Walnut Avenue, Arlington Heights, Illinois 60004 – (773) 853-0428



Upon recording mail to:


~~Karen H. Kirby~~

Mary Barrett Kirby
44609 N. Manor Ave
Chicago IL 60625

SEND SUBSEQUENT TAX BILLS TO:

Kaveh Nafari + Nourshin Motamedideh kordi
33 W. Ontario St. Unit 48D
Chicago IL 60657

REAL ESTATE TRANSFER TAX		25-Oct-2018	
	COUNTY:	230.00	
	ILLINOIS:	460.00	
	TOTAL:	690.00	
17-09-234-043-1004 20181001616680 2-101-484-704			

REAL ESTATE TRANSFER TAX		25-Oct-2018	
	CHICAGO:	3,450.00	
	CTA:	1,380.00	
	TOTAL:	4,830.00 *	
17-09-234-043-1004 20181001616680 1-064-135-840			
* Total does not include any applicable penalty or interest due.			

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ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

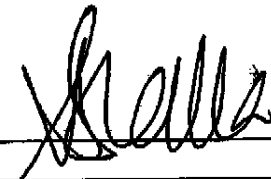
State of California
County of San Mateo

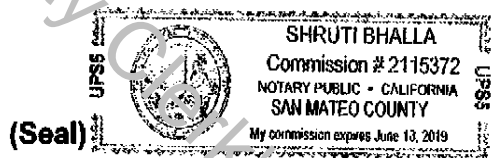
On October 22 2018 before me, Shruti Bhalla, Notary Public
(insert name and title of the officer)

personally appeared Vi Tuong Ngo Particevich and Ariel Particevich
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same in his/~~her~~/their authorized capacity(ies), and that by his/~~her~~/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature 



San Mateo County Clerk's Office

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15826-18-266865-IL

Property Address: 33 West Ontario Street, Unit 48D, Chicago, IL 60654

Parcel ID: 17-09-234-043-1004

PARCEL 1:

UNIT 48-D IN THE RESIDENCES AT MILLENNIUM CENTRE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 1 IN MILLENNIUM CENTRE SUBDIVISION, BEING A RESUBDIVISION OF ALL OF LOTS 1 THROUGH 16, BOTH INCLUSIVE, IN BLOCK 17 IN WOLCOTT'S ADDITION TO CHICAGO IN SECTION 9, TOGETHER WITH BLOCK 26 IN KINZIE'S ADDITION TO CHICAGO IN THE NORTHWEST 1/4 OF SECTION 10, BOTH INCLUSIVE IN TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN RESPECTIVELY, ALL TAKEN AS A TRACT, LYING WEST OF A LINE DRAWN 188.0 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF BLOCK 26 AFORESAID RECORDED JUNE 30, 2003 AS DOCUMENT NO. 0318145084;

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0319510001, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT AS CREATED BY OPERATION AND RECIPROCAL EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER 0319203102.