

196NW087160PK

UNOFFICIAL COPY

WARRANTY DEED

Doc#: 1906616014 Fee: \$50.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/07/2019 10:01 AM Pg: 1 of 2

MAIL TO:

John Mantas
Skoubis Mantas LLC
1300 W. Higgins Rd., Suite 209
Park Ridge, IL 60068

Dec ID 20190201698494
ST/CO Stamp 1-294-848-416 ST Tax \$250.00 CO Tax \$125.00
City Stamp 1-644-108-192 City Tax: \$2,625.00

NAME & ADDRESS OF TAXPAYER

Patrick Owsiany
235 W. Van Buren
Unit 2117
Chicago, IL 60607

THE GRANTORS, VINOD PATEL, a married man, of Bartlett, Illinois and RUPAL PATEL n/k/a RUPAL PATEL NAIK, a married woman, of Chicago, Illinois, for and in consideration of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY AND WARRANT to PATRICK OWSIANY, individually, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**UNITS 2117 AND P-567 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 ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR 235 W. VAN BUREN CONDOMINIUMS RECORDED AS DOCUMENT NUMBER 0915934034, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

Permanent Real Estate Index Number: 17-16-238-024-1140 and 17-16-238-024-1600
Property Address: 235 W. VAN BUREN, UNIT 2117 and P-567, CHICAGO, IL 60607

Subject only to the following, if any: Covenants, conditions and restrictions of record and building lines and easements if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not yet due and payable at the time of Closing; and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

THIS IS NOT HOMESTEAD PROPERTY.

UNOFFICIAL COPY

Dated this 25 day of January, 2019

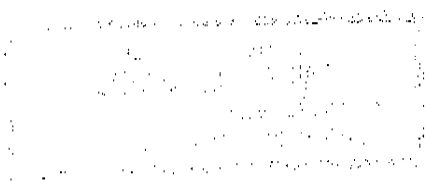
Vinod Patel (Seal)
VINOD PATEL

Rupal Patel (Seal)
RUPAL PATEL n/k/a RUPAL PATEL NAIK

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

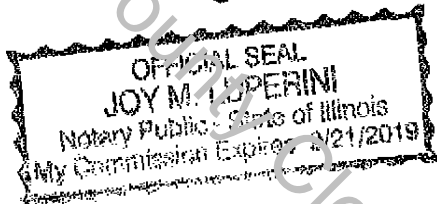
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **VINOD PATEL, a married man**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the 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 notarial seal, this 25 day of January, 2019.



Joy M. Luperini
Notary Public

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **RUPAL PATEL n/k/a RUPAL PATEL NAIK, a married woman**, 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 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 notarial seal, this 25 day of January, 2019.

Joy M. Luperini
Notary Public

This instrument was prepared by:
John H. Ciprian
Reda | Ciprian | Magnone LLC
8501 W. Higgins, Suite 440
Chicago, Illinois 60631

