

AFF-1911630 112

Doc#: 1914949138 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 05/29/2019 10:39 AM Pg: 1 of 2

WARRANTY DEED
Statutory (Illinois)

Dec ID 20190501679940
ST/CO Stamp 0-517-271-456 ST Tax \$95.00 CO Tax \$47.50
City Stamp 0-271-044-512 City Tax: \$997.50

THE GRANTOR, HOC VAN NGUYEN, n/k/a BENJIE HOC NGUYEN, a married man, of the City of Evanston, County of Cook and State of Illinois, for the consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO TABASSUM MEHMOOD and TAHIR MEHMOOD, ~~husband and wife~~ of CHICAGO, ILLINOIS, Illinois, ~~and as tenants in common, to be held by the entirety,~~ the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: *JOINT

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO.

Subject to: Real Estate taxes for the year 2018, ^{AND INSTALLMENT} and subsequent years; covenants, conditions and restrictions of record; terms, provisions, covenants and conditions of Declaration of Condominium and all amendments thereto; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration of Condominium.

Real Estate Tax Number: 11-31-316-047-1005 and 11-31-316-047-1016

Address of Real Estate: 6422 N. Hamilton Avenue, Unit 2B, Chicago, IL 60645

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as tenants by the entirety forever. This is not a homestead property.

DATED this 21st day of May, 2019
[Signature] (SEAL) [Signature] (SEAL)
Hoc Van Nguyen Benjie Hoc Nguyen

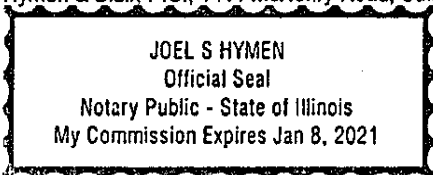
STATE OF ILLINOIS }
COUNTY OF LAKE } SS

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that HOC VAN NGUYEN, n/k/a BENJIE HOC NGUYEN, 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 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 seal this 21st day of May, 2019
[Signature]
Notary Public

This instrument was prepared by Joel S. Hymen, Esq., Hymen & Blair, P.C., 1411 McHenry Road, Suite 125, Buffalo Grove, IL 60089

MAIL TO:
LAW OFFICE OF ABID SABEEN
P.O. BOX 542
STREAMWOOD, IL 60107



SEND SUBSEQUENT TAX BILL TO:
TABASSUM MEHMOOD
TAHIR MEHMOOD
6422 N. HAMILTON AVE, UNIT 2B
CHICAGO, IL 60645

UNOFFICIAL COPY

Address Given: 6422 N. Hamilton Avenue, Unit 2B
Chicago, IL 60645


Property Tax No(s): 11-31-316-047-1005, 11-31-316-047-1016

Legal Description:

UNIT NUMBER 6422-2B AND PARKING SPACE P-4 IN 6420-22 NORTH HAMILTON CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:



LOTS 5 AND 6 IN BLOCK 4 IN DEVON AND WESTERN ADDITION TO ROGERS PARK, A SUBDIVISION OF LOTS 1 TO 24 INCLUSIVE IN FABERS SUBDIVISION, A SUBDIVISION OF THE SOUTH 6 CHAINS OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 20, 2006 AS DOCUMENT NUMBER 0626331094, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

mail to:
Affinity Title Services LLC
5101 Dempster St. Suite 206
Skokie, IL 60077

REAL ESTATE TRANSFER TAX	24-May-2019
 CHICAGO	712.50
CTA:	285.00
TOTAL:	997.50 *

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

REAL ESTATE TRANSFER TAX	24-May-2019
  COUNTY:	47.50
ILLINOIS:	95.00
TOTAL:	142.50

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