

UNOFFICIAL COPY

19GSA452147LPV,

Doc# 1924201007 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/30/2019 12:51 PM Pg: 1 of 2



Chicago Title Insurance Company
WARRANTY DEED
ILLINOIS STATUTORY
Individual to Individual

Dec ID 20190801672223
ST/CO Stamp 2-080-563-808 ST Tax \$175.50 CO Tax \$87.75
City Stamp 0-045-199-968 City Tax: \$1,842.75

THE GRANTOR, John Wooster, a single man, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to GRANTEE, Garg Properties, LLC, an Illinois limited liability company, of the City of Chicago, County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT 1408 IN PARK PLACE TOWER I, A CONDOMINIUM AS DELINEATED ON PLAT OF SURVEY WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "E" TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 31, 2001 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 0011020878, TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO THE UNIT AS SET FORTH IN SAID DECLARATION OF CONDOMINIUM IN THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: GENERAL REAL ESTATE TAXES NOT 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

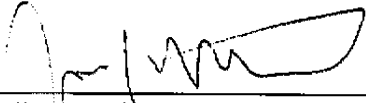
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 14-21-101-054-1195

Address of Real Estate: 655 West Irving Park Road, Unit 1408, Chicago, Illinois 60613

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Dated this 14th day of August, 2019.



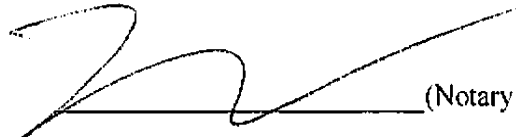
John Wooster, Grantor

STATE OF ILLINOIS, COUNTY OF COOK SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT John Wooster, 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 14th day of August, 2019.






(Notary Public)

Prepared By: Johnson and Sullivan, Ltd.
11 East Hubbard Street, Suite 702
Chicago, Illinois 60611

REAL ESTATE TRANSFER TAX		29-Aug-2019
	COUNTY:	87.75
	ILLINOIS:	175.50
	TOTAL:	263.25
14-21-101-054-1195 20190801672223 2080-563-808		

Mail To:
Marc Anthony Cervantes, Esquire
Cervantes & Cioffi, LLP *Chatt + Prince P.C.*
111 West Washington Suite 1201
Chicago, Illinois 60602

REAL ESTATE TRANSFER TAX		29-Aug-2019
	CHICAGO:	1,316.25
	CTA:	526.50
	TOTAL:	1,842.75 *
14-21-101-054-1195 20190801672223 0-045-199-968		

Name & Address of Taxpayer:
Garg Properties, LLC
~~655 West Irving Park Road, Unit 1408~~
~~Chicago, Illinois 60613~~
3424 N. Damen Ave
Chicago IL 60618

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