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Doc#: 1926146167 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 09/18/2019 10:57 AM Pg: 1 of 3

Dec ID 20190901684850
ST/CO Stamp 1-812-908-640 ST Tax \$365.00 CO Tax \$182.50
City Stamp 0-825-223-776 City Tax: \$3,832.50

WARRANTY DEED

Denis Neville and Cathriona Murray, husband and wife, 1245 N. Orleans St., Unit 903, Chicago, IL 60610 ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEY(S) and WARRANT(S) to **Vladimir Riazanski and Ekaterina Riazanski**, husband and wife, 100 E. Illinois, Chicago, IL 60290 ("Grantee"), as tenants by the entirety, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See attached legal description

Permanent Real Estate Index Number: 17-04-220-096-1035

Address of Real Estate: 1245 N. Orleans St., Unit 903, Chicago, IL 60610

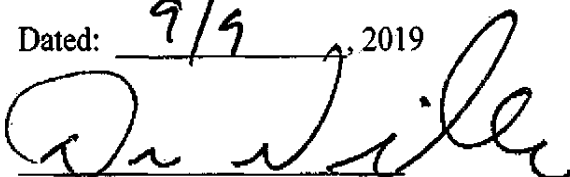
SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

Chicago Title 19SS0438097LP 1 OF 2 ASV

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Dated: 9/9, 2019


Denis Neville

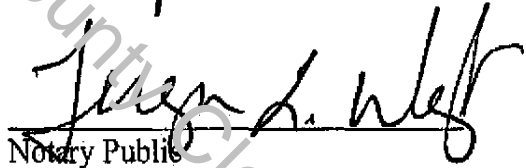

Cathriona Murray

STATE OF IL)
) SS)
COUNTY OF Cook)

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DOES HEREBY CERTIFY, that Denis Neville and Cathriona Murray are 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 under this seal this 9th day of September, 2019


Notary Public



Prepared By:

Gregory A. Braun, Esq.
Braun & Rich, PC
4301 Damen Avenue
Chicago, Illinois 60618

Return to after recording and
Name and Address of Taxpayer:
Vladimir Riazanski and Ekaterina Riazanski
1245 N. Orleans St.
Unit 903
Chicago, IL 60610

Mail Recording Fee To:
Michael H. Wasserman, P.C.
105 West Madison St, #401
Chicago, IL 60602

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LEGAL DESCRIPTION

Order No.: 19SS0438097LP

For APN/Parcel ID(s): 17-04-220-096-1035

PARCEL 1:

UNIT 903 IN THE CONDOMINIUMS OF OLD TOWN VILLAGE EAST AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

CERTAIN LOTS IN OLD TOWN VILLAGE EAST BEING A SUBDIVISION IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN;

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0324127030; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE COMMON EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER 0322519030.

Property of Cook County Clerk's Office