

UNOFFICIAL COPY

WARRANTY DEED

MAIL RECORDED DOCUMENT TO:

Mr. William F. Sullivan
Attorney at Law
2016 E. Euclid Avenue,
Mount Prospect, IL 60056

Doc#: 1929106321 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/18/2019 01:33 PM Pg: 1 of 2

Dec ID 20190901602663
ST/CO Stamp 0-205-688-416 ST Tax \$150.00 CO Tax \$75.00

NAME & ADDRESS OF TAXPAYER:

Janusz Stryjecki
2050 Valencia Dr. Unit 311C
Northbrook, IL 60062

THE GRANTOR(s), Ilya Gutnik, married, of
Buffalo Grove, Illinois, for and in consideration of
TEN AND NO/100 DOLLARS and other good
and valuable considerations in hand paid,
CONVEY AND WARRANT to the Janusz
Stryjecki, unmarried, of # of

Above Space for Recorder's Use Only

_____, Illinois, all right, title and interest in the following described Real Estate situated in the County of Lake in the State of
Illinois to wit: #2524 Brian Drive, Northbrook, IL 60062

UNIT NUMBER 311-C, IN LA SALCEDA DEL NORTE CONDOMINIUM, AS DELINEATED ON THE
SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED
TO AS PARCEL):

LOTS 1, 3, 4, 5, 6 AND 7, BOTH INCLUSIVE, IN LA SALCEDA SUBDIVISION, BEING A SUBDIVISION
OF THE NORTH 1/2 OF SECTION 21, TOWNSHIP 12 NORTH, RANGE 12 EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF
EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR LA SALCEDA DEL NORTE
CONDOMINIUM ASSOCIATION, MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF
CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT
DATED FEBRUARY 1, 1978 AND KNOWN AS TRUST NUMBER 42208, RECORDED IN THE OFFICE
OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 24538413,
TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM
SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS
DEFINED AND SET FORTH SAID DECLARATION AND SURVEY), COOK COUNTY, ILLINOIS.

Subject to 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 for 2019, and real estate taxes not due and payable
at the time of Closing. This is not homestead property

Permanent Index Number(s): 04-21-201-062-0000
Property Address: 2050 Valencia Drive, Northbrook, IL 60062

Ilya Gutnik
Ilya Gutnik
Date: 10-08-2019

STATE OF ILLINOIS)
COUNTY OF LAKE) SS.

I, the undersigned notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the 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.

Given under my hand and notarial seal, this 8 day of October, 2019.



Brittany A. Frenzel
Notary Public

NAME AND ADDRESS OF PREPARER:

David S. Morris, Morris Law, Ltd. 100 North Waukegan Road, Suite 209, Lake Bluff, Illinois 60044



**This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020)
and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

SE 19025085

AMERICAN NATIONAL TITLE

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		15-Oct-2019
		COUNTY: 75.00
		ILLINOIS: 150.00
		TOTAL: 225.00
04-21-201-062-1156	20190901602663	0-205-688-416