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Doc# 2026106106 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDHARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/17/2020 12:48 PM PG: 1 OF 4

Chicago Title

2065C 154 0321P 1/2 WARRANTY DEED

THIS INDENTURE is made as of this 17th day of August, 2020 by and between **Brian K. Cote and Lonneke M. Purucker, Husband and Wife** of the city of Chicago, State of Illinois (collectively, the "Grantors"), and **John Donovan and Nila Safaeian as HUSBAND & WIFE** of the City of Chicago, State of Illinois (collectively, the "Grantees").

WITNESSETH, that Grantors, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, to it in hand paid by Grantees, the receipt of which is hereby acknowledged, does by these presents CONVEY AND WARRANT unto Grantees, all interest in the following described real estate situated in the County of Cook, in the State of Illinois to wit:

See Exhibit A attached hereto

SUBJECT TO: General real estate taxes not yet due and payable at the time of closing; covenants, conditions and restrictions of record; building lines and easements, if any; and public and utility easements.

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

Permanent Real Estate Tax Number: 17-04-440-032-1004
Address of Real Estate: 875 North LaSalle Street, Unit 2S, Chicago, IL 60610

S ✓
P ✓
S 1
M ✓
SC ✓
E ✓
INT ✓

SIGNATURE PAGE FOLLOWS

REAL ESTATE TRANSFER TAX 02-Sep-2020



CHICAGO: 5,400.00
CTA: 2,160.00
TOTAL: 7,560.00 *

17-04-440-032-1004 | 20200801677807 | 1-664-068-064

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

REAL ESTATE TRANSFER TAX 02-Sep-2020

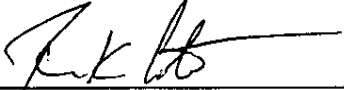


COUNTY: 360.00
ILLINOIS: 720.00
TOTAL: 1,080.00

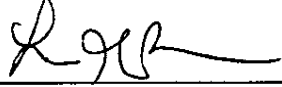
17-04-440-032-1004 | 20200801677807 | 1-094-191-584

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IN WITNESS WHEREOF, Grantors aforesaid have signed and sealed this Deed this 23^d day of August, 2020.



Brian K. Cote



Lonneke M. Purucker

Property of Cook County Recorder of Deeds Office

COOK COUNTY
RECORDER OF DEEDS

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State of ILLINOIS)
) ss
County of COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Brian K. Cote and Lonneke M. Purucker, 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, sealed and delivered this said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

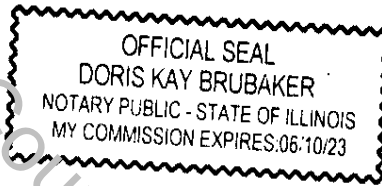
GIVEN under my hand and official seal, this 23rd day of August, 2020.

Doris Kay Brubaker
Notary Public

Commission expires:

Send Subsequent Tax Bills To:

JOHN DONDUAN & NILA SAFAEIAN
875 N. LAZARUS AS
CHICAGO, IL 60610



After Recording Return To:

SAME AS
ABOVE

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

Order No.: 20GSC254032LP

For APN/Parcel ID(s): 17-04-440-032-1004

UNIT NUMBER 2-S, IN THE DELAWARE CONDOMINIUMS, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 27 AND 28 (EXCEPT THE WEST 14 FEET OF SAID LOTS) IN BLOCK 6 IN BUSHNELL'S ADDITION TO CHICAGO IN THE SOUTH EAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 26002880, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

COOK COUNTY
RECORDER OF DEEDS

Recorder of Cook County Clerk's Office