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Doc#: 2028116095 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/07/2020 11:06 AM Pg: 1 of 3

Dec ID 20200701636897
ST/CO Stamp 1-568-681-696 ST Tax \$523.50 CO Tax \$261.75
City Stamp 0-676-990-688 City Tax: \$5,496.75

WARRANTY DEED

PT 20-59089
102

Samir M. Patel and Arti Phatak, husband and wife, **1301 W. Washington St., Unit 207, Chicago, IL 60607** ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEY(S) and WARRANT(S) to **Mark Irwin**, 1301 W. Washington Blvd., Unit 207, Chicago, IL 60607 ("Grantee"), the following described real estate situated in the County of Cook in the State of Illinois, to wit:

* Single room

See attached legal description

Permanent Real Estate Index Number: 17-08-336-043-1007

Address of Real Estate: 1301 W. Washington Blvd., Unit 207, Chicago, IL 60607

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; all acts done by or suffered through Buyer; 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.

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Legal/Exhibit "A"

Parcel 1:

Unit No. 207 in the Washington Square Condominium, as delineated on a Survey of the following described tract of Land:

Lots 1 to 8 (except that part thereof used by the public as an alley), in Eastman's Subdivision of part of Lots 7 and 8 in Circuit Court Partition of the Southwest 1/4 of Section 8, Township 39 North, Range 14, East of the Third Principal Meridian;

Which Survey is attached as Exhibit "D" to the Declaration of Condominium recorded as Document Number 09092124, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Parcel 2:

The right to the use of G-34, a limited common element, as described in the aforesaid Declaration.

Parcel ID(s): 17-08-336-043-1007