

UNOFFICIAL COPY

PREPARED BY:

Terpinas Law Group LLC
9 West Hiawatha Trail
Mount Prospect, IL 60056

Doc#: 2028507404 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/13/2020 01:37 PM Pg: 1 of 2

MAIL TAX BILL TO:

Andriy Suden
3258 North Harlem Avenue, Unit 505
Chicago, IL 60634

Dec ID 20200801657395
ST/CO Stamp 0-820-376-032 ST Tax \$225.00 CO Tax \$112.50
City Stamp 1-630-433-760 City Tax: \$2,362.50

MAIL RECORDED DEED TO:

Andriy Suden
3258 North Harlem Avenue, Unit 505
Chicago, IL 60634

4948-3050

WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), Barbara Czopel, now known as Barbara Nowak, married to Jason Nowak, of the City of Des Plaines, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Andriy Suden, An Unmarried Man of 3412 North Ozanam Avenue, Chicago, IL 60634, all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

Parcel 1:

Unit 505, in the Harlem Terrace Condominium following described real estate:

Lots 1, 2, 3, and 4 in George W. Prassas' Belmont Highlands in the Southeast 1/4 of Fractional Section 24, Township 40 North, Range 12, East of the Third Principal Meridian, and South of Indian Boundary Line and in the Northwest 1/4 of the Northeast 1/4 of Section 25, Township 40 North, Range 12, lying North of the center line of Belmont Avenue, in Cook County, Illinois; which Survey is attached to the Declaration of Condominium recorded as Document 0508718122, together with its undivided percentage interest in the common elements,

Parcel 2:

The exclusive right to use Parking Space P-8, and Storage Space S-8, limited common elements as delineated on the Survey attached to the Declaration recorded as Document 0508718122.

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the above referred to real estate, the rights and easements for the benefit of said property set forth in the declaration of condominium, and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining property described therein.

Permanent Index Number(s): 12-24-431-028-1035

Property Address: 3258 North Harlem Avenue, Unit 505, Chicago, IL 60634

Subject, however, to the general taxes for the year of and thereafter, and all Covenants, Restrictions, and Conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

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

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Dated this 14th day of August, 2020

Barbara Czopek n/k/a Barbara Nowak
this is not homestead property

STATE OF Illinois }
COUNTY OF Cook } SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Barbara Nowak, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/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 notarial seal, this

14th day of August, 2020



William Terpinas Jr
Notary Public
My commission expires: 2/11/2022

Exempt under the provisions of paragraph _____

PROPERTY OF COOK COUNTY CLERK'S OFFICE