



Doc# 2036434080 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/29/2020 04:15 PM PG: 1 OF 3

WARRANTY DEED

Statutory (Illinois)

Chicago Title

AD65C 045061 LP

THE GRANTOR: Seller, Yosef Shmukler,

a married man

For the consideration of \$10.00 and other valuable consideration, in hand paid, does hereby CONVEY and WARRANT to

GRANTEE, INTEGRITY 8, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, 6818 N. Wayne Avenue, Chicago, IL 60626, the following described Real Estate, situated in the County of COOK, State of Illinois, to wit:

LEGAL DESCRIPTION: See attached legal.

ADDRESS OF PROPERTY: 1319 W. Sherman, Unit 1A Chicago, Illinois 60626

PROPERTY INDEX NUMBER: 11-29-317-051-1001

SUBJECT ONLY TO THE FOLLOWING, IF ANY: (a) general real estate taxes not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of records; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premises; (e) public roads and highways, if any; (f) party wall rights and agreements, if any; (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

DATED: September 23rd, 2020.

This is not homestead property

[Signature]

Seller - Affiant - Yosef Shmukler

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REAL ESTATE TRANSFER TAX 23-Nov-2020



COUNTY: 66.50
ILLINOIS: 133.00
TOTAL: 199.50

11-29-317-051-1001 | 20201101653445 | 0-448-407-520

REAL ESTATE TRANSFER TAX 23-Nov-2020



CHICAGO: 997.50
CTA: 399.00
TOTAL: 1,396.50 *

11-29-317-051-1001 | 20201101653445 | 0-686-671-840

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


[Handwritten mark]

UNOFFICIAL COPY

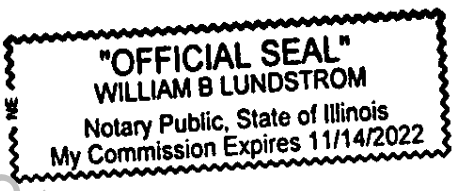
STATE OF ILLINOIS)
)
COUNTY OF COOK)

The undersigned, a Notary Public in the above state and county, DOES HEREBY CERTIFY that Yosef Shmukler, personally known to me to be the same person whose names are subscribed to the forgoing instrument, appeared before me this day in person, and acknowledged, sealed, and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release waiver of the right of homestead.

Given under my hand and official seal this day of September 25th, 2020



Notary Public Seal/Stamp



THIS INSTRUMENT PREPARED BY:
Paul J. Ochmanek, Jr., 350 N. Clark, Suite 500, Chicago, IL 60654

AFTER RECORDING MAIL TO:
INTEGRITY 8, LLC, 6818 N. Wayne Avenue, Chicago, IL 60626

MAIL SUBSEQUENT TAX BILLS TO:
INTEGRITY 8, LLC, 6818 N. Wayne Avenue, Chicago, IL 60626

Property of Cook County Clerk's Office

UNOFFICIAL COPY

LEGAL DESCRIPTION

Order No.: 20GSC045061LP

For APN/Parcel ID(s): 11-29-317-051-1001

UNIT 1319-1A IN THE 1319 WEST SHERWIN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

THE EAST 1/2 OF LOT 13 AND ALL OF LOT 14 IN BLOCK 14 IN BIRCHWOOD BEACH, BEING A SUBDIVISION IN SECTION 29, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0807916014; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office