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Doc# 2036534059 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/30/2020 03:58 PM PG: 1 OF 2

WARRANTY DEED

AFTER RECORDING MAIL TO:

Jonathan M. Aven
Law Offices of Jonathan M. Aven, Ltd.
180 N. Michigan Ave., #2105
Chicago, IL 60601

*206ST 057 2105K 2.003
CND*

MAIL REAL ESTATE TAX BILL TO:

Afzal Hemani and Neetika Singh
1811 N. Fremont Street
Chicago, IL 60614

THE GRANTORS: Timothy Daniels and Jennifer Daniels, husband and wife, of 1811 N. Fremont Street, Chicago, IL 60614, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to Neetika Singh, as trustee of the NAH Trust dated October 21, 2020 and Afzal Hemani, as trustee of the ANH Trust dated October 21, 2020, the beneficial interests of said trusts being held by Neetika Singh and Afzal Hemani, husband and wife, as tenants by the entirety, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

Lot 47 in Block 2 in Subdivision of Block 5 in Sheffields Addition to Chicago in the South East 1/4 of Section 32, Township 40 North, Range 14 East of the Third Principal Meridian, In Cook County, Illinois.

Commonly known as: 1811 N. Fremont Street, Chicago, il 60614
PIN: 14-32-413-026-0000

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of 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 property, and general real estate taxes not due and payable at the time of closing.

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REAL ESTATE TRANSFER TAX 16-Nov-2020



CHICAGO: 18,750.00
CTA: 7,500.00
TOTAL: 26,250.00 *

14-32-413-026-0000 | 20201101652871 | 1-035-852-768

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

REAL ESTATE TRANSFER TAX 16-Nov-2020



COUNTY: 1,250.00
ILLINOIS: 2,500.00
TOTAL: 3,750.00

14-32-413-026-0000 | 20201101652871 | 2-109-594-592

CTH

