



2106819016D

Old Republic National Title
9601 Southwest Highway
Oak Lawn, IL 60453

20123256 1/2

WARRANTY DEED

Doc# 2106819016 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/09/2021 09:59 AM PG: 1 OF 2

File No: 20123256

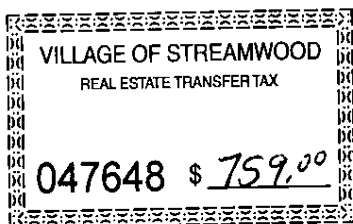
THIS INDENTURE WITNESSETH, that the Grantor(s), Kevin M. Shah and Kresha KevinKumar Shah, as husband and wife, with an address of 1 Stonegate Lane, Streamwood, IL 60107 of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO Oleksander Balbus, a Single individual, with an address of 1 Stonegate Lane, Streamwood, IL 60107, the following described real estate, to-wit:

UNIT 3104 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN HIGHLANDS CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 97939405, AS AMENDED FROM TIME TO TIME, IN THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 06-14-312-005-1103

Address of Real Estate: 1 Stonegate Ln, Streamwood, IL 60107

Subject to the following restrictions: a) all taxes and special assessments for the year 2020 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.



REAL ESTATE TRANSFER TAX		10-Nov-2020
COUNTY:		126.50
ILLINOIS:		253.00
TOTAL:		379.50

06-14-312-005-1103 | 20201001621617 | 1-900-456-928

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UNOFFICIAL COPY

Dated this 7 Day of October, 2020

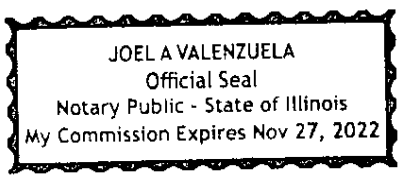
[Signature]
Kevin M. Shah

[Signature]
Kresha KevinKumar Shah

STATE OF Illinois)
COUNTY OF Marion) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT , Kevin M. Shah and Kresha KevinKumar Shah, husband and wife, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, 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 07 day of October 2020.



[Signature]
Notary Public

This Instrument was prepared by:
Pehlari Law Firm, LLC
4438 Oakton Street
Skokie IL 60076

Future Tax Bills to:
Oleksandra Balbus
1 Stonegate Lane
Streamwood, IL 60107

After recording return document to:
Oleksandra Balbus
1 Stonegate Lane
Streamwood, IL 60107