# UNOFFICIAL COPY

WARRANTY DEED Statutory (Illinois)

The Grantor(s),

ELAINE PALLISTER, A Widow, Not Since Remarried, of 463 Graceland Avenue, #403, Des Plaines, of the County of Cook, State of Illinois, for the consideration of TEN (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) AND WARRANT(S) to

Doc#. 2108306027 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 03/24/2021 09:45 AM Pg: 1 of 2

Dec ID 20210201634626

ST/CO Stamp 0-538-639-376 ST Tax \$158.00 CO Tax \$79.00

The Grantee(s),

**ALEKSANDAR ANDRIJASE VIC, A Single Man**, of 4585 N. Elston #105, Chicago, the County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

## LEGALLY DESCRIBED AS FOLLOWS:

#### PARCEL I:

UNIT NUMBER 403 IN GRACE MANOR CONDOMINIUM AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THE NORTHERLY 75 FEET MEARSURED ON THE WEST LINE OF THE FOLLOWING DESCRIBED TRACT OF LAND: THAT PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED BY A LINE DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE WEST LINE OF THE EAST 1/2 OF THE SOUTHEAST 1/4 AFORESAID 579 FEET SOUTH OF THE NORTHWEST CORNER OF THE EAST 1/2 OF THE SOUTHEAST 1/4 AFORESAID; THENCE SOUTH 83 DEGREES, 30 MINUTES, EAST 156 FEET TO A POINT; THENCE NORTH PARALLEL WITH THE WEST LINE OF THE EAST 1/2 OF THE SOUTHEAST 1/4 AFORESAID, 279.23 FEET THENCE NORTH 83 DEGREES 30 MINUTES, WEST 156 FEET TO A POINT IN THE WEST LINE OF THE EAST 1/2 OF THE SOUTHEAST 1/4 AFORESAID 279.23 FEET TO A POINT OF BEGINNING; THENCE SOUTH ALONG THE WEST LINE OF THE EAST 1/2 OF THE SOUTHEAST 1/4, AFORESAID 279.23 FLF. TO THE POINT OF BEGINNING, (EXCEPT THAT PART OCCUPIED BY GRACELAND AVENUE) EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 86581946, IN COOK COUNTY, ILLINOIS.

#### PARCELII:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 6, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 86581946, IN COOK COUNTY, ILLINOIS.

#### PERMANENT INDEX NUMBER:

09-17-402-176-1011

## PROPERTY COMMONLY KNOWN AS:

463 GRACELAND AVENUE, #403, DES PLAINES, ILLINOIS 60016

715T0014PK

2108306027 Page: 2 of 2

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SUBJECT TO: (1) General real estate taxes for the year (2020) and subsequent years. (2) Covenants, conditions and restrictions of record.

Dated this 12th day of February 2021.

ELAINE PALLISTER

STATE OF ILLINOIS

COUNTY OF COOK

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that **ELAINE PALLISTER**, personally known to be to be the same person(s) whose names 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 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 notary seal, this 12th day of February 2021.

Commission Expires

NOTARY PUBLIC

MBL'R E MOSTEK
OFFICIAL SEAL
PUBLIC Notary Puric State of Illinois
My Commission Expires
October 31, 2023

AFTER RECORDING MAIL TO:

Alicja M. Sroka Attorney at Law 7742 W. Higgins Road, #102 Chicago, Illinois 60631

THIS INSTRUMENT WAS PREPARED BY: James A. Marino **James A. Marino, P.C.** 5521 N. Cumberland, Suite 1109 Chicago, IL 60656

SEND SUBSEQUENT TAX BILLS TO:

Aleksandar Andrijasevic 463 Graceland Avenue, #403 Des Plaines, Illinois 60016

DES Real Estate Transfer Tax
No. 66265
PLAINES 4 200 per
\$2,00 per
1,000.00

403 6246400 # 403
CITY OF DES PLAINES