



1002  
21ST00433R/W

# UNOFFICIAL COPY

## WARRANTY DEED

Doc#. 2111006375 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/20/2021 02:13 PM Pg: 1 of 2

Dec ID 20210401687599  
ST/CO Stamp 1-988-290-064 ST Tax \$425.00 CO Tax \$212.50  
City Stamp 0-381-658-640 City Tax: \$4,462.50

**THE GRANTOR, RHONDA L. WENER TRUST**, of 2 E. Erie St, unit 1202, Chicago, IL 60611, in consideration of ten (\$10.00)--- DOLLARS, and other good and valuable consideration in hand paid, **CONVEYS** and **WARRANTS** to **SANDEEP KOLWALKAR AND PRADNYA VICHARE**, Not as tenants in common, but as joint tenants, of 3156 Collingwood Drive, Sun Prairie, WI 53590 the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

[SEE ATTACHED LEGAL DESCRIPTION]

SUBJECT ONLY TO THE FOLLOWING, IF ANY: general real estate taxes not due and payable at the time of closing, covenants, conditions, restrictions of record, building lines and easements if any, so long as they do not interfere with Purchaser's use and enjoyment of the property.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever

Permanent Real Estate Index Number(s): 17-10-107-018-1007 and 17-10-107-018-1273

Address of Real Estate: 2 E Erie St, Unit 1202, Chicago, IL 60611

Dated this 5<sup>th</sup> day of April, 2021

Rhonda L. Wener as trustee  
**RHONDA L. WENER, as trustee**

State of Illinois County Cook ss. I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, **DO HEREBY CERTIFY** that **RHONDA L. WENER, as Trustee** is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her 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 official seal, this 5<sup>th</sup> day of April, 2021

Barbara K. Hyman  
NOTARY PUBLIC



This instrument was prepared by: Barbara K. Hyman, 4256 N Arlington Heights Rd., Suite 202, Arlington Heights, IL 60004

Mail to:  
Rachel Horbenko  
301 Greenview Drive  
Crystal Lake, IL 60014

Send Subsequent Tax Bills to:  
Sandeep Kolwalkar and Pradnya Vichare  
3156 Collingwood Dr.  
Sun Prairie, WI. 53590

Sandeep Kolwalkar  
3156 Collingwood Dr  
Sun Prairie, WI 53590

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## EXHIBIT "A"

Order No.: 21ST00433RM

For APN/Parcel ID(s): 17-10-107-018-1007

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Parcel 1:

Unit 1202 and Garage Unit G226 and the exclusive right to use Storage Space 108 a limited common element in the 2 East Erie Condominium as delineated and defined on the Plat of Survey of the following described parcels of real estate:

Parts of Lots 7 and 8 together with the West 30 feet of Lot 9 in Block 39 of Assessor's Division of parts of Blocks 33 and 53 and Blocks 39, 46, and 47 in Kinzie's Addition to Chicago, being a Subdivision of the North Fraction of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, according to the Plat thereof, recorded July 28, 1860, all in Cook County, Illinois.

Parcel 2:

Non-exclusive easements as created by Reciprocal Easement Agreement made by and between state and Erie Level Partners LLC, an Illinois Limited Liability Company and the Chicago and Northeast Illinois Council of carpenters dated March 27, 2000 and recorded April 7, 2000 as document number 00246970, as amended from time to time, over the Land described therein, and subject to its terms, including those pursuant to Sections 3.2 through 3.9 and 21.3 by said agreement.

Parcel 3:

Easement for the benefit of Parcel 1 as created by Sub-reciprocal Easement Agreement pertaining to the residential, retail and garage portions of the property commonly known as 2 East Erie, Chicago, Illinois made by State & Erie Level Partners LLC, an Illinois Limited Liability company dated as of May 9, 2005 and recorded May 9, 2005 as document number 0512904172 for structural members, footings, caisson, foundations, columns and beams and any other supporting components, utilities or other services, encroachment, and maintenance of facilities.