

# UNOFFICIAL COPY

WARRANTY DEED  
ILLINOIS STATUTORY

Doc#: 2111012386 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/20/2021 12:00 PM Pg: 1 of 3

Dec ID 20210301659090  
ST/CO Stamp 1-823-172-112 ST Tax \$134.00 CO Tax \$67.00

**FIRST AMERICAN TITLE**  
**FILE #** AE10006854

THE GRANTOR(S), PD Three, LLC, a Illinois limited liability company, of the Village of River Forest, County of Cook, State of Illinois for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Jonathan Maravelias, of the Village of Forest Park, County of Cook, State of Illinois, individually, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**See Legal Description Attached**

SUBJECT TO: the general real estate taxes for the year 2020 installments, and subsequent years and to the restrictions, conditions, covenants and easements of record.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

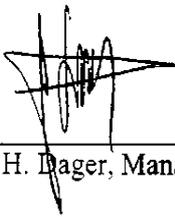
Permanent Real Estate Index Number(s): 16-07-117-010-1026

Grantee's address

Address(es) of Real Estate: 219 North Oak Park Avenue, Unit ~~219~~ 2E, Oak Park, Illinois, 60302

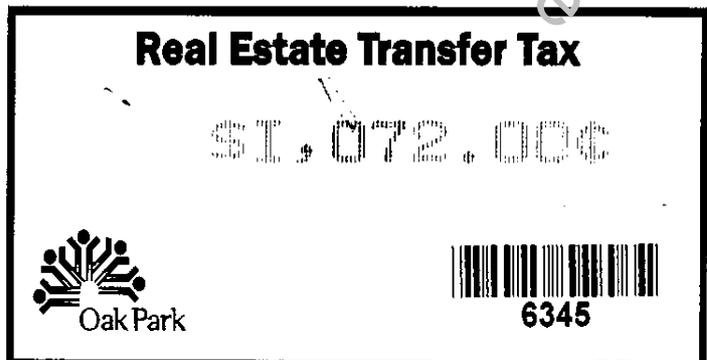
Dated this 15 day of March, 2020

PD Three, LLC



BY:

Pedro H. Dager, Manager



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STATE OF ILLINOIS            )  
  ) SS  
COUNTY OF DUPAGE         )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Pedro H. Dager, 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 he signed, sealed and delivered the instrument as his 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 15 day of March, 2021.



  
\_\_\_\_\_  
Notary Public

Prepared by:  
Marshall J. Subach  
Hunt, Aranda & Subach, Ltd.  
1035 S. York Road  
Bensenville, IL 60106

Mail to:  
Attorney Jonathan D. Groll  
830 North Blvd.  
Oak Park, IL 60301

Name and Address of Taxpayer:  
Jonathan Maravelias  
219 North Oak Park Ave.  
Unit ~~219~~-2E  
Oak Park, IL 60302

Prope  
Cook County Clerk's Office

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## LEGAL DESCRIPTION

PARCEL 1:

UNIT 219-2E IN THE AVENUE SQUARE CONDOMINIUMS, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 1 AND THE EAST 20 FEET OF LOT 2 AND THE EAST HALF OF LOT 3, THE EAST 20 FEET OF THE WEST HALF OF LOT 3 AND THE NORTH 30 FEET OF THE EAST 190.6 FEET OF LOT 4 IN O.W. HERRICK'S SUBDIVISION OF LOT 9 IN BLOCK 1 IN KETTLESTRING'S ADDITION TO HARLEM IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 19, 2005, AS DOCUMENT NUMBER 0523134063, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S219-2E, A LIMITED COMMON ELEMENT, AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM RECORDED AUGUST 19, 2005, AS DOCUMENT NUMBER 0523134063.

Property of Cook County Clerk's Office