

# UNOFFICIAL COPY

Doc# 2115507247 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/04/2021 01:29 PM Pg: 1 of 2

## WARRANTY DEED

### MAIL TO:

Gregory Braun  
Braun & Rich P.C.  
4301 N. Damen Ave.  
Chicago, IL 60618

Dec ID 20210401612560  
ST/CO Stamp 0-465-075-728 ST Tax \$450.00 CO Tax \$225.00  
City Stamp 1-805-185-296 City Tax: \$4,725.00

### NAME & ADDRESS OF TAXPAYER

Tamela Alison Hoffman  
2803 N. Wolcott Ave.  
Unit B  
Chicago, IL 60657

PT 21-70053 1/2

**THE GRANTORS, SEVIM YILDIZ ARSLAN and AHMET DIRIM ARSLAN N/K/A DIRIM ARSLAN, Husband and Wife**, of 721 Lexington Ct., Northbrook, IL 60062, for and in consideration of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, remise, release, alien and convey to **TAMELA ALISON HOFFMAN, individually**, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

#### PARCEL 1:

**UNIT 2803-B TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LANDMARK VILLAGE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED JULY 28, 1994 AS DOCUMENT NO. 94667604, AS AMENDED FROM TIME TO TIME, IN THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

#### PARCEL 2:

**EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NO. 94667605 AND IN THE PLATS OF SUBDIVISIONS RECORDED AS DOCUMENT NOS. 94638101, 95027318 AND 95295114 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.**

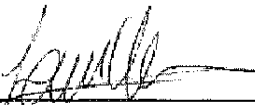
**Permanent Real Estate Index Number: 14-30-222-173-1079**

**Property Address: 2803 N. WOLCOTT AVE., UNIT B, CHICAGO, IL 60657**

Subject only to the following, if any; Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; general real estate taxes not yet due and payable at the time of Closing; and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

# UNOFFICIAL COPY

Dated this 14 day of April, 2021.

 (Seal)  
**SEVIM YILDIZ ARSLAN**

 (Seal)  
**AHMET DIRIM ARSLAN N/K/A  
DIRIM ARSLAN**

STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )

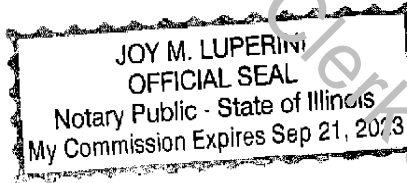
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **SEVIM YILDIZ ARSLAN** and **AHMET DIRIM ARSLAN**, personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the 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 notarial seal, this 14 day of April, 2021.

  
NOTARY PUBLIC

This instrument was prepared by :

Richard A. Magnone  
Reda | Ciprian | Magnone LLC  
8501 W. Higgins, Suite 440  
Chicago, Illinois 60631



Notary's Office