

UNOFFICIAL COPY

Doc# 2118933216 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/08/2021 12:05 PM Pg: 1 of 3

WARRANTY DEED

MAIL TO:

Dec ID 20210401616753
ST/CO Stamp 0-096-114-960 ST Tax \$173.00 CO Tax \$86.50

~~Michael Kyle Watkins~~ Anna Schaefer Unit 3R
Watkins Legal Group 222 N. Oak Park, ~~Chicago~~
2 E. 22nd Street, Suite 105 ~~Chicago~~
Lombard, IL 60148 Oak Park, IL 60302

NAME & ADDRESS OF TAXPAYER:

Anna Schaefer
222 N. Oak Park Ave., Unit 3R
Oak Park, IL 60302

THE GRANTOR(S), AHMAD A. ACHMAR and ZAYNA ACHMAR, husband and wife, of San Antonio, County of Bexar, State of Texas, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to ANNA SCHAEFER, Grantee's Address: 1030 Chicago Ave #207, Oak Park, IL 60302 on contract if none leave blank but give space to write in, the following described Real Estate situated in the County of Will, the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED

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.


SUBJECT TO: General Real Estate Taxes not yet due and payable, covenants, conditions and restrictions of record, provided they do not interfere with nor restrict the use of the property; and public and utility easements, provided they do not interfere with nor restrict the use and enjoyment of the property.

Permanent Real Estate Index Number(s): 16-07-212-010-1054
Address of Real Estate: 222 N. Oak Park Avenue, Unit 3R, Oak Park, IL 60302

Dated this 22 day of April, 2021.



AHMAD A. ACHMAR (Seal)



ZAYNA ACHMAR (Seal)

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STATE OF ILLINOIS)
COUNTY OF DuPage) SS.

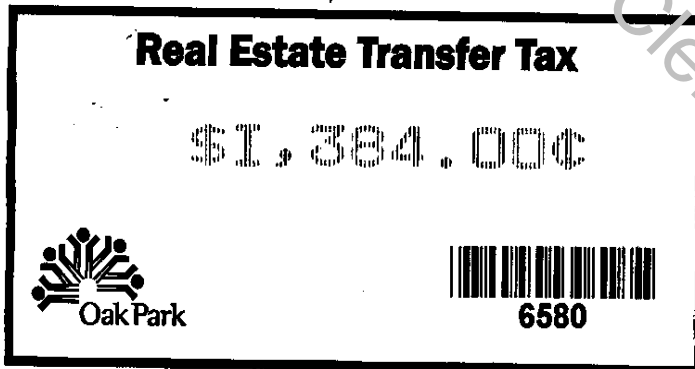
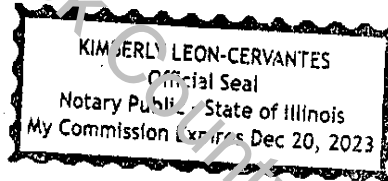
I, the undersigned, a Notary Public in the State aforesaid, DO HEREBY CERTIFY that AHMAD A. ACHMAR and ZAYNA ACHMAR is/are known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that (s)he/they signed, sealed and delivered the said instrument as a 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 22 day of April, 2021.



Notary Public

[NOTARIAL SEAL]



NAME & ADDRESS OF PREPARER:

Robert Lin
903 Commerce Drive, Suite 210
Oak Brook, IL 60523

EXHIBIT A

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LEGAL DESCRIPTION

Legal Description: UNIT 3R, IN SANTA MARIA CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1, 2 AND 3 IN OWNER'S SUBDIVISION OF THE WEST 223.5 FEET AND THE SOUTH 10 FEET OF THE EAST 54.1 FEET OF THE WEST 277.6 FEET OF LOT 3 AND THE WEST 277.6 FEET OF LOT 2 (EXCEPT THE SOUTH 115 FEET OF THE EAST 81.6 FEET OF THE WEST 261.6 FEET OF SAID LOT 2) OF JAMES W. SCOVILLES SUBDIVISION OF THE WEST HALF OF THE NORTHEAST 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 "A", TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96402515, AND AMENDED BY FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM RECORDED JUNE 3, 1996 AS DOCUMENT NUMBER 96418417, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THE PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Index #'s: 16-07-212-010-1054 (Vol. 141)

Property Address: 222 North Oak Park Avenue, Unit 3R, 3R, Oak Park, Illinois 60302

Property of Cook County Clerk's Office