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WARRANTY DEED

ILLINOIS STATUTORY Individual to Individual

Doc# 2124246148 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/30/2021 10:45 AM Pg: 1 of 4

Dec ID 20210801649494
ST/CO Stamp 0-039-737-104 ST Tax \$227.00 CO Tax \$113.50

GRANTOR(S): **WIKTOR PRZYBYLA, a married man***, and **BOLESŁAW PRZYBYLA, a married man***, of the Village of Elmwood Park, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to **VERONICA C. CAKULS**, of 1546 Pembroke Ln., Wheaton, IL 60189, all interest in the following described Real Estate situated in County of DuPage, in the State of Illinois, to wit: ** a single woman*

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

PIN: 12-36-407-046-1006
ADDRESS: 1930 N. HARLEM AVENUE, UNIT 701, ELMWOOD PARK, IL 60707

SUBJECT TO: (1) General real estate taxes not due and payable at the time of closing.
(2) Covenants, conditions, and restrictions of record.
(3) Building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

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 real estate forever.

DATED this 25th day of August, 2021.



VICTOR PRZYBYLA
f/k/a WIKTOR PRZYBYLA



BOLESŁAW PRZYBYLA

**** THIS IS NOT HOMESTEAD PROPERTY TO THE SPOUSE OF THE GRANTOR ****

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

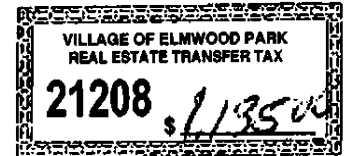
I, the undersigned, a notary public, in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that **VICTOR PRZYBYLA f/k/a WIKTOR PRZYBYLA, a married man, and BOLESLAW PRZYBYLA, a married man**, personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 official seal
as Notary Public this 25th day of August, 2021.



Anna Blader

NOTARY PUBLIC



Name and Address of Preparer:

Agnes Pogorzelski, Esq.
Agnes Pogorzelski & Associates, P.C.
7443 W. Irving Park Road, Suite 1W
Chicago, Illinois 60634

MAIL TO:

Veronica C. Cakuls
1930 N. HARLEM AVENUE
UNIT 701
ELMWOOD PARK, IL
60707

SEND SUBSEQUENT TAX BILLS TO:

Veronica C. Cakuls
1930 N. HARLEM AVENUE
UNIT 701
ELMWOOD PARK, IL 60707

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Property of Cook County Clerk's Office

COUNTY:	113.50
ILLINOIS:	227.00
TOTAL:	340.50



12-36-407-046-1006 | 20210801649494 | 0-039-737-104

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EXHIBIT A

LEGAL DESCRIPTION:

PARCEL 1: UNIT 701 IN 1930 N. HARLEM AVENUE ELMWOOD PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 5, 6, 7, 8, 9, 10, 11, 12, 13 AND 14 IN MILLS AND SONS HARLEM AVENUE RESUBDIVISION OF THE EAST HALF OF THE SOUTHEAST QUARTER, ALSO SOUTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, ALSO THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER AND ALSO THE SOUTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 12, 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 0407834096, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACES P31 AND P45, AS LIMITED COMMON ELEMENTS AS DELINEATED ON A SURVEY ATTACHED TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0407834096.

PIN AND PROPERTY ADDRESS FOR INFORMATIONAL PURPOSES ONLY:

12-36-407-046-1006
1930 N. HARLEM AVE., APT 701, ELMWOOD PARK, IL 60707

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