

UNOFFICIAL COPY

3

SUBJECT TO: General real estate taxes for the year 2020 and subsequent years not yet due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines and easements, if any.

UNIT NUMBER 5052 4-D, AS DELINEATED ON A PLAT OF SURVEY OF A PARCEL OF LAND, BEING SUB-BLOCK 1 (EXCEPT THE WEST 574 FEET THEREOF), THE EAST LINE OF SAID PREMISES BEING THE LINE AS ESTABLISHED BY DECREE OF JULY 18, 1907, IN CASE 280120, CIRCUIT COURT, IN GOUDY ESTATE SUBDIVISION OF BLOCK 5 IN ARGYLE, BEING A SUBDIVISION OF LOTS 1 AND 2 OF FUSSEY AND FENNIMORE'S SUBDIVISION OF THE SOUTH EAST FRACTIONAL 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND OF LOT 1 OF COLEHOUR AND CANARROE'S SUBDIVISION OF LOT 3 OF SAID FUSSEY AND FENNIMORE'S SUBDIVISION, IN COOK COUNTY, ILLINOIS (SAID PARCEL OF LAND, TOGETHER WITH ALL BUILDINGS, STRUCTURES AND IMPROVEMENTS THEREON, BEING HEREINAFTER REFERRED TO AS THE "PROPERTY"); WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 15, 1977, AND KNOWN AS TRUST NUMBER 41626, RECORDED DECEMBER 29, 1977, AS DOCUMENT 24,264,760, AS AMENDED BY INSTRUMENT RECORDED JANUARY 23, 1978, AS DOCUMENT 24,295,963; TOGETHER WITH AN UNDIVIDED .4498% INTEREST IN THE "PROPERTY" (EXCEPT THE UNITS AS DEFINED IN SAID DECLARATION AND AS DELINEATED ON SAID SURVEY).

THE GRANTOR, CHATTIME INVESTMENTS LLC, an Illinois limited liability company of 211 E. Ohio St., Unit 304, Chicago, IL 60611, for and in consideration of ten dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to ~~TRACEY ROBINSON~~, a single woman, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Tracey

NAME & ADDRESS OF TAXPAYER:

~~TRACEY ROBINSON~~
5052 N. MARINE DR., UNIT D4
CHICAGO, IL 60640

MAIL TO:

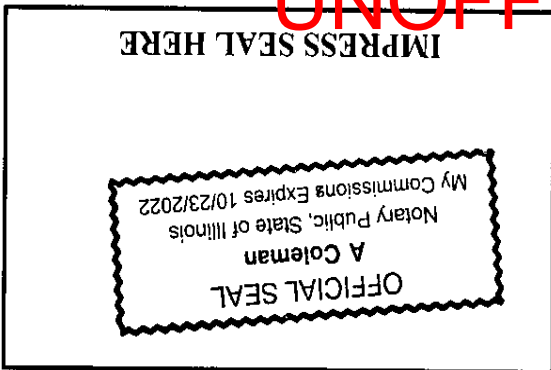
TRACEY ROBINSON
5052 N. MARINE DR., UNIT D4
CHICAGO, IL 60640

WARRANTY DEED

Doc# 2125219055 Fee \$88.00
RHSF FEE: \$9.00 RPRF FEE: \$1.00
KAREN A. WARBROUGH
COOK COUNTY CLERK
DATE: 09/09/2021 01:54 PM PG: 1 OF 3



UNOFFICIAL COPY



My commission expires on: 10/23/2022

Notary Public

A Coleman

Given under my hand and official seal, this 27th day of August, 2021.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT SARTHAK GROVER, 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 said instrument as his free and voluntary act, for the uses and purposes therein set forth.

COUNTY OF COOK

STATE OF ILLINOIS

SARTHAK GROVER

A Coleman

BY: SARTHAK GROVER, MEMBER/MANAGER

CHAI TWIN INVESTMENTS, LLC, an Illinois limited liability company

Dated this 27 day of August, 2021.

Address of Real Estate: 5052 N. Marine Dr., Unit D4, Chicago, IL 60640

Permanent Real Estate Index Number: 14-08-407-022-1120

UNOFFICIAL COPY

**This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

14-08-407-022-1120 20210801640292 1-528-344-336	
TOTAL:	206.25
ILLINOIS:	137.50
COUNTY:	68.75
01-Sep-2021	REAL ESTATE TRANSFER TAX

14-08-407-022-1120 20210801640292 0-454-602-512	
TOTAL:	1,443.75
CTA:	412.50
CHICAGO:	1,031.25
01-Sep-2021	REAL ESTATE TRANSFER TAX

* Total does not include any applicable penalty or interest due.

Prepared by: Ashley M. Wilson, Attorney at Law
 7812 U.S. Highway 12
 Richmond, IL 60071
 P: (815)-347-9566

COOK COUNTY-ILLINOIS TRANSFER
 STAMP EXEMPT UNDER PROVISIONS OF
 PARAGRAPH _____, SECTION 31-45
 REAL ESTATE TRANSFER ACT.
 DATE: _____
 BUYER, SELLER, OR REPRESENTATIVE

21140030 1/2
 Old Republic Title
 9601 Southwest Highway
 Oak Lawn, IL 60453