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WARRANTY DEED ILLINOIS STATUTORY

Citywide Title Corporation 111 W. Washington Street Suite 1280 Chicago IL 60602



Doc# 2127713014 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/04/2021 11:20 AM PG: 1 OF 6

THE GRANTOR, Sachin Jha, An Unmarried Man, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten Dollars (\$10.00) in hand paid, CONVEYS and WARRANTS to Rujanee Mahakanjana, A Single Woman all interest in the following described Real Estate situated in the City of Chicago in the State of Illinois, to wit:

UNIT 1908 IN THE 235 W. VAN BUREN CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE **FOLLOWING DESCRIBED PROPERTY:**

THAT PART OF LOTS 65, 66, 67, 68, 69, 70, 71, 12, 73 AND 74 (TAKEN AS A TRACT) IN BLOCK 90 IN SCHOOL SECTION ADDITION TO CITY OF CHICAGO, IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF COMDOMINIUM RECORDED AS DOCUMENT 0915934034, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Hereby releasing and waiving all rights under and by any virtue of the Homestea Fxemption Laws of the State of Illinois.

SUBJECT TO:

Covenants, conditions, restrictions and casements of record; general real estate taxes for the year 2020 2nd Installment & 2021, and subsequent years.

Permanent Real Estate Index Number(s): 17-16-238-028-1727

Address of Real Estate: 235 W Van Buren St Unit 1908 Chicago, IL 60607

Dated this July 29th, 2021

2127713014 Page: 2 of 6

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STATE OF	, COUNTY OF _		SS.		
personally kno- before me this	wn to me to be the same persons	s whose names ed that they sigr	Sachin Jha, ned, sealed a	subscribed to the subscribed to the subscriber of the subscriber o	nid, CERTIFY THAT Sachin Jha, the foregoing instrument, appeared the said instrument as their free and or of the right of homestead.
Given under m	y hand and official seal, this Jul	y 29th, 2021.			
			See Attac Certifica		
	D000/X	-	JUL 3 0 Acknowled Jurat I Copy Cert	dgment	_(Notary Public)
Prepared By:	The Gunderson Law Firm 2155 W Roscoe St Chicago, IL 60618 (312) 600-5000 info@gundersonfirm.com	2004			
Mail To:			047		
Rujanee Mahak	ren St Unit 1908			Clary	

2127713014 Page: 3 of 6

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CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

A Notary Public or other officer completing this certificate	e verifies only the identity	of the individual who signed
the document to which this certificate is attached, and not		

State of California

County of Orange

2021 before me Rocio Almazan Bahena, Notary Public, personally appeared

Sachin Jha

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) (s) are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in (his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted. executed the instrument.

I certify under PENALTY OF PERJURY under the laws of State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

SIGNATURE

Rocio Almazan Bahena, Notary Public

ROCAD ALMAZAN BAHENA OTART PUBLIC - CALIFORNIA COMMISS. ON # 2336673 **ORANGE COUNTY** Comm. Exp. Colot ar 29, 2024

PLACE NOTARY SEAL ABOVE

commission expires: October 29, 10

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of attached document

Title or type of document: Warranty Deed

Illinois Statutory

Note: Notary Seal is a BLUE INK STAMP on this acknowledgment.

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File No: 758799

JOB IN THE 235 W. VAN B.

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PIN: 17-16-238-028-1727

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy, the Commitment Conditions, Schedule A, Schedule B, Part II-Requirements, and Schedule B, Part II-Exceptions.

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REAL ESTATE TRANSFER TAX

28-Sep-2021

CHICAGO:

TOTAL:

CTA:

1,132.50

453.00

1,585.50 *

PAL ESTATE TRANSFER TAX



151.00 **TOTAL:** 226.50 226.50 20210901681460 | 1-373-704-336 COUNTY:

28-Sep-2021

75.50

Clart's Office

151.00 226.50

17-16-238-028-1727