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WARRANTY DEED
ILLINOIS STATUTORY

Doc# 2127910206 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/06/2021 03:40 PM Pg: 1 of 3

Dec ID 20210701696893
ST/CO Stamp 0-633-925-392 ST Tax \$344.00 CO Tax \$172.00
City Stamp 0-084-635-408 City Tax: \$3,612.00

GIT

Property of Cook County Clerk's Office

THE GRANTOR, JENNIFER BRYANT, a(n) Unmarried Person, of the City of Chicago, State of Illinois for and in consideration of Ten Dollars (\$10.00) in hand paid and other valuable consideration, CONVEYS and WARRANTS to BAKHTIAR MANOUCHEHRI and FOROUZANDEH MANOUCHEHRI, a(n) married couple as joint tenants, all interest in the following described Real Estate situated in the City of Chicago in the State of Illinois, to wit:

See Attached Legal Description in Exhibit A.

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

SUBJECT TO: Covenants, conditions, restrictions and easements of record; general real estate taxes for the year 2020 2nd Installment and subsequent years.

Permanent Real Estate Index Number(s): 14-33-208-028-1016

Address of Real Estate: 2020 North Lincoln Park West, Unit 3A, Chicago, IL 60614

Dated this 7th day of July, 2021

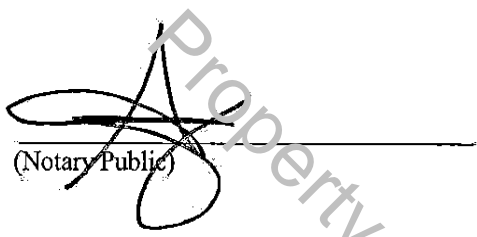

JENNIFER BRYANT

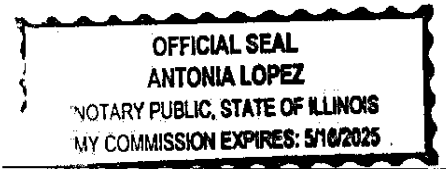
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STATE OF ILLINOIS, COUNTY OF COOK, ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JENNIFER BRYANT, personally known to me to be the same entity whose name JENNIFER BRYANT, subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 official seal, this 7 day of July, 2021


(Notary Public)



My Commission expires:

REAL ESTATE TRANSFER TAX		08-Sep-2021
COUNTY:		172.00
ILLINOIS:		344.00
TOTAL:		516.00
14-33-208-028-1016 20210701096003 0-633-925-392		

REAL ESTATE TRANSFER TAX		08-Sep-2021
CHICAGO:		2,580.00
CTA:		1,032.00
TOTAL:		3,612.00 *
14-33-208-028-1016 20210701696893 0-084-635-408		

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

Prepared By:
The Gunderson Law Firm, LLC
2155 W. Roscoe St.
Ste. 1-South
Chicago, IL 60618

After Recording, mail to:
Bakhtiar Manouchehri
9107 Bergamot Dr.
Prosper, KY 40059

Grantee's address
Name & Address of Taxpayer:
Bakhtiar Manouchehri
9107 Bergamot Dr.
Prosper, KY 40059

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EXHIBIT A

LEGAL DESCRIPTION OF THE PROPERTY COMMONLY KNOWN AS:

Common Address: 2020 North Lincoln Park West, Unit 3A, Chicago, IL 60614

Legal Description:

UNIT 3A TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 2020 LINCOLN PARK WEST CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 25750909, IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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