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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY

Doc# 2134733376 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/13/2021 01:35 PM Pg: 1 of 4

Dec ID 20211201665216
ST/CO Stamp 0-147-387-024 ST Tax \$165.00 CO Tax \$82.50

THE GRANTOR, Alexander Hoang Truong, an unmarried man of the Village of Oak Park, County of Cook, State of Illinois for and in consideration of Ten Dollars And 00/100 in hand paid, CONVEYS and WARRANTS to Sarah Crosby, A SINGLE WOMAN of 9029 Rochester Ave, Brookfield, IL of the County of COOK, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

SUBJECT TO:

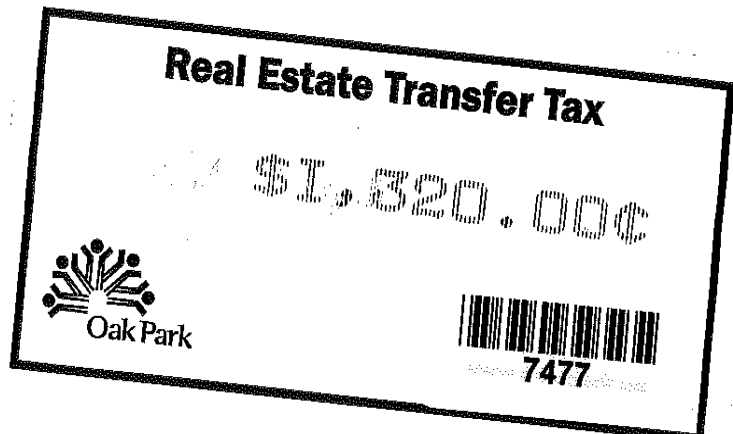
Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; General taxes for the year 2021 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years.

Permanent Real Estate Index Number(s): 16-07-224-028-1012

Address(es) of Real Estate: 125 N EUCLID AVE, UNIT 303, OAK PARK, IL 60301

Dated this 20th day of November, 2021.

ALEXANDER HOANG TRUONG



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STATE OF ILLINOIS, COUNTY OF _____ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Alexander Hoang Truong, 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 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 _____ day of November, 2021

(Notary Public)

see att

Prepared By: ERON M. MCCORMICK
2100 MANCHESTER ROAD
SUITE 1440
WHEATON, IL 60187

Mail To:

SARAH CROSBY
125 N EUCLID AVE
UNIT 303
OAK PARK, ILLINOIS 60301

Name & Address of Taxpayer:

SARAH CROSBY
125 N EUCLID AVE
UNIT 303
OAK PARK, ILLINOIS 60301

Property of Cook County Clerk's Office

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CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of Orange }

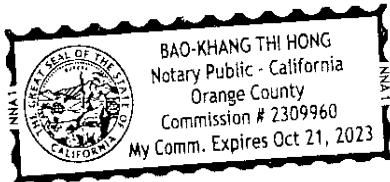
On Nov 20, 2021 before me, Bao Khang Thi Hong, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Alexander H. Truong
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/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 the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



[Handwritten Signature]

Signature _____
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

Corporate Officer – Title(s): _____

Partner – Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other: _____

Signer is Representing: _____

Signer's Name: _____

Corporate Officer – Title(s): _____

Partner – Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other: _____

Signer is Representing: _____

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EXHIBIT "A"

UNIT NUMBER 303 IN THE EUCLID COMMONS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 1 AND 2 AND THE EAST 26.86 FEET OF LOT 3 LYING ABOVE AN ELEVATION OF 43.50 FEET AND BELOW AN ELEVATION OF 56.00 FEET (VILLAGE OF OAK PARK DATUM) EXCEPT THOSE PARTS OF SAID LOTS DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE NORTH 00 DEGREES, 08 MINUTES, 35 SECONDS EAST, ALONG THE 1E LINE OF LOT 1, A DISTANCE OF 26.68 FEET TO THE POINT OF BEGINNING; THENCE ALONG THE APPROXIMATE CENTERLINES OF INTERIOR WALLS AND THEIR EXTENSIONS, NORTH 89 DEGREES, 46 MINUTES, 59 SECONDS WEST, A DISTANCE OF 24.64 FEET; THENCE SOUTH 00 DEGREES, 59 MINUTES, 35 SECONDS EAST, A DISTANCE OF 1.27 FEET; THENCE NORTH 89 DEGREES, 55 MINUTES, 45 SECONDS WEST, A DISTANCE OF 34.78 FEET; THENCE NORTH 00 DEGREES, 22 MINUTES, 40 SECONDS EAST, A DISTANCE OF 31.58 FEET; THENCE SOUTH 89 DEGREES, 55 MINUTES, 45 SECONDS EAST, A DISTANCE OF 28.79 FEET; THENCE SOUTH 00 DEGREES, 41 MINUTES, 43 SECONDS WEST, A DISTANCE OF 16.94 FEET; THENCE SOUTH 89 FEET; THENCE SOUTH 00 FEET; THENCE SOUTH 89 FEET TO THE EAST LINE DEGREES, 46 MINUTES, 59 SECONDS EAST, DEGREES, 23 MINUTES, 48 SECONDS WEST, DEGREES, 46 MINUTES, 59 SECONDS EAST, OF LOT 1; THENCE SOUTH 00 DEGREES, 08 A DISTANCE OF 8.24 A DISTANCE OF 1.35 A DISTANCE OF 22.41 MINUTES, 35 SECONDS WEST, ALONG THE EAST LINE OF LOT 1, A DISTANCE OF 12.00 FEET, MORE OR LESS TO THE POINT OF BEGINNING, ALSO COMMENCING AT THE SOUTHEAST CORNER OF LOT 1, THENCE NORTH 89 DEGREES, 51 MINUTES, 05 SECONDS WEST, ALONG THE SOUTH LINE OF LOT 1, 2 AND 3, A DISTANCE OF 137.44 FEET TO THE EXTENSION OF THE WEST FACE OF AN EXTERIOR WALL, THENCE NORTH 00 DEGREES, 07 MINUTES, 38 SECONDS EAST ALONG THE WEST FACE OF AN EXTERIOR WALL AND ITS EXTENSION, 29.67 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES, 57 MINUTES, 59 SECONDS WEST, A DISTANCE OF 5.29 FEET; THENCE NORTH 00 DEGREES, 03 MINUTES, 18 SECONDS WEST, A DISTANCE OF 34.66 FEET; THENCE <N89 DEGREES, 35 MINUTES, 28 SECONDS EAST, A DISTANCE OF 5.40 FEET TO THE WEST FACE OF AN EXTERIOR WALL; THENCE SOUTH 00 DEGREES, 07 MINUTES, 38 SECONDS WEST, ALONG THE WEST FACE OF AN EXTERIOR WALL, 34.70 FEET TO THE POINT OF BEGINNING, ALSO COMMENCING AT THE SOUTHEAST CORNER OF LOT 1, THENCE NORTH 89 DEGREES, 51 MINUTES, 05 SECONDS WEST ALONG THE SOUTH LINE OF LOT 1, 2 AND 3, A DISTANCE OF 137.44 FEET TO THE EXTENSION OF THE WEST FACE OF AN EXTERIOR WALL, THENCE NORTH 00 DEGREES, 07 SECONDS, 38 MINUTES EAST ALONG THE WEST FACE OF AN EXTERIOR WALL AND ITS EXTENSION, 59.28 FEET TO THE POINT OF BEGINNING OF A PARCEL LYING ABOVE AN ELEVATION OF 55.33 FEET; THENCE CONTINUING NORTH 00 DEGREES, 07 MINUTES, 38 SECONDS EAST, A DISTANCE OF 4.49 FEET; THENCE SOUTH 89 DEGREES, 55 MINUTES, 45 SECONDS EAST, A DISTANCE OF 12.48 FEET; THENCE SOUTH 00 DEGREES, 07 MINUTES, 38 SECONDS WEST, A DISTANCE OF 4.49 FEET, THENCE NORTH 89 DEGREES, 55 MINUTES, 45 SECONDS WEST, 12.48 FEET MORE OR LESS TO THE POINT OF BEGINNING, ALL IN IN SECOND RESUBDIVISION OF THE SUBDIVISION OF BLOCK 24 IN JAMES W. SCOVILLE'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0636109059 AND AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.