

UNOFFICIAL COPY

Doc#: 2135718205 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/23/2021 11:38 AM Pg: 1 of 2

Dec ID 20211201671519
ST/CO Stamp 0-417-159-824 ST Tax \$750.00 CO Tax \$375.00
City Stamp 1-917-409-936 City Tax: \$7,875.00

1485958 1/3
**WARRANTY DEED
ILLINOIS STATUTORY**

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

THE GRANTOR, BOBOHANI, LLC, an Arizona Limited Liability Company, CONVEY(S) and WARRANT(S) to LINDA STROUBE SMITH, individually, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

+ a married woman

PARCEL 1: UNIT NUMBER 44E IN NEWBERRY PLAZA CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1 TO 11 BOTH INCLUSIVE, AND VACATED ALLY ADJACENT THERETO IN NEWBERRY ESTATE TRUSTEES SUBDIVISION OF LOT 5 IN BLOCK 16 IN BUSHNELLS ADDITION TO CHICAGO IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND BLOCK 5 IN CANAL TRUSTEES SUBDIVISION OF THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, 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 25773992, AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT 25773375.

SUBJECT TO: covenants, conditions and restrictions of record, so long as they do not interfere with the intended use of the property; public and utility easements; acts done or suffered through Buyer, and general real estate taxes not yet due and payable at the time of closing.

Permanent Real Estate Index Number(s): 17-04-424-051-1252

Address(es) of Real Estate: 1030 North State Street, Unit 44E, Chicago, Illinois 60610 *-Grantee address*

Prepared by: Kimberly Freeland, Attorney at Law, 806 N Peoria St, Chicago, IL 60642

Mail To:

MICHAEL H. WASSERMAN *PC*
105 WEST MADISON STREET
SUITE 401
CHICAGO, ILLINOIS 60602

Name and Address of Taxpayer:

Linda Stroube Smith
1030 North State Street
Unit 44E
Chicago, Illinois 60610

UNOFFICIAL COPY

This 9th day of December, 2021



BOBOHANI, LLC, by
SONNY BATHEJA, its Member



BOBOHANI, LLC, by
MASHAL BATHEJA, its Member

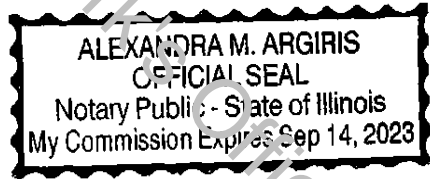
STATE OF IL
COUNTY OF COOK

SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that SONNY BATHEJA and MASHAL BATHEJA, Members, are personally known to me to be the same person(s) whose name are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such and he signed and delivered the said instrument, as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 9th day of December, 2021

Alexandra M. Argiris (Notary Public)



REAL ESTATE TRANSFER TAX

22-Dec-2021



COUNTY: 375.00
ILLINOIS: 750.00
TOTAL: 1,125.00

17-04-424-051-1252 | 20211201671519 | 0-417-159-824

REAL ESTATE TRANSFER TAX

22-Dec-2021



CHICAGO: 5,625.00
CTA: 2,250.00
TOTAL: 7,875.00 *

17-04-424-051-1252 | 20211201671519 | 1-917-409-936

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