

# UNOFFICIAL COPY

Doc#: 2201833053 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/18/2022 09:41 AM Pg: 1 of 3

Dec ID 20220101690693  
ST/CO Stamp 0-902-198-928 ST Tax \$140.00 CO Tax \$70.00  
City Stamp 1-439-069-840 City Tax: \$1,470.00

A 21-6237 RJ  
WARRANTY DEED  
ILLINOIS STATUTORY

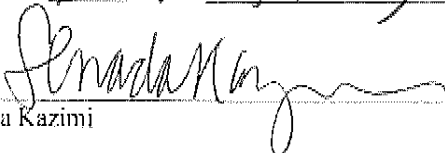
THE GRANTOR(S) Senada Kazimi, a single woman, of the County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Edmond Velaj of the County of Cook, State of Illinois all interest in the following described Real Estate situated in the County of COOK in the State of IL:

See Attached Legal Description.

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, building lines and easements, if any, as long as they do not interfere with the current use and enjoyment of the property.

Permanent Real Estate Index Number(s): 12-11-310-089-1005  
Address(es) of Real Estate: 8635 W. Foster Ave., Unit 3A, Chicago, IL 60656

Dated this 12th day of January, 2022.

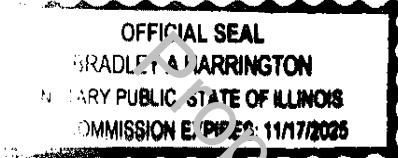
  
Senada Kazimi

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STATE OF ILLINOIS, COUNTY OF Cook

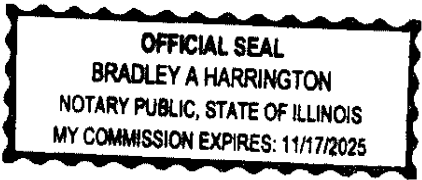
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Senada Kazimi personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and 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 if applicable.

Given under my hand and official seal, this 12th day of January, 2022.



*[Signature]* (Notary Public)

Prepared by:  
Bradley Harrington  
Attorney at Law  
5151 N. Harlem, 201  
Chicago, IL 60656



Mail to:  
Edmond Velaj  
4617 N. Ozark Ave.  
Norridge, IL 60706

Name and Address of Taxpayer:  
Edmond Velaj  
4617 N. Ozark Ave.  
Norridge, IL 60706

REAL ESTATE TRANSFER TAX		13-Jan-2022
CHICAGO:		1,050.00
CTA:		420.00
<b>TOTAL:</b>		<b>1,470.00</b>

12-11-310-089-1005 | 20220101690693 | 1-439-069-840  
\* Total does not include any applicable penalty or interest charges.

REAL ESTATE TRANSFER TAX		13-Jan-2022
COUNTY:		70.00
ILLINOIS:		140.00
<b>TOTAL:</b>		<b>210.00</b>

12-11-310-089-1005 | 20220101690693 | 0-902-198-078

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## Legal Description

UNIT 3A IN THE 8635 W. FOSTER AVENUE CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

**PARCEL 1:**

THAT PART OF THE WEST 174.33 FEET OF THE EAST 473.66 FEET, AS MEASURED ALONG THE NORTH LINE OF THE NORTH 660.00 FEET, AS MEASURED ALONG THE EAST LINE OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPTING THEREFROM THE NORTH 40.00 FEET THEREOF) DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE ABOVE DESCRIBED LAND; THENCE SOUTH ALONG THE EAST LINE OF SAID LAND (FOR THE PURPOSE OF DESCRIBING THIS PARCEL SAID EAST LINE TAKEN AS "NORTH AND SOUTH") 161.41 FEET; THENCE WEST 15.50 FEET TO THE POINT OF BEGINNING OF THE PARCEL HEREON DESCRIBED; THENCE CONTINUING WEST 25.59 FEET, THENCE NORTH 2.33 FEET; THENCE WEST 18.41 FEET; THENCE NORTH 49.98 FEET; THENCE EAST 44.00 FEET; THENCE SOUTH 52.31 FEET, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AFORESAID AS SET FORTH IN DECLARATION REGISTERED MAY 13, 1976 AS DOCUMENT NUMBER LR2869282 AND AS SUPPLEMENTED BY INSTRUMENT REGISTERED JANUARY 17, 1977 AS DOCUMENT NUMBER LR2916626 CREATED BY DEED FORM NORTHBROOK TRUST AND SAVINGS BANK, A CORPORATION OF ILLINOIS AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 16, 1975 AND KNOWN AS TRUST NUMBER LT-1029 AND REGISTERED AS DOCUMENT LR2869282 AND LR2916620 FOR THE PURPOSE OF INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0021339013, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**Property Address:**

8635 W Foster Ave, Unit 3A  
Chicago, IL 60656

Pin: 12-11-310-089-1005