

# UNOFFICIAL COPY

Warranty Deed  
ILLINOIS



*206N12704SK*  
*EM 1/2*

Doc#: 2205413146 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 02/23/2022 11:25 AM Pg: 1 of 3

Dec ID 20220201618950  
ST/CO Stamp 1-820-060-048 ST Tax \$215.00 CO Tax \$107.50

*Above Space for Recorder's Use Only*

THE GRANTOR(S), ~~Zarik A. Khan, a single man~~<sup>\*</sup>, of the City of Evanston, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to ~~Yichen Lee~~, a single woman, of 5415 N. Sheridan Rd., Apt. 4207, Chicago, IL 60640 the following described Real Estate situated in the County of Cook, in the State of Illinois to wit: **(See page 2 for legal description attached here to and made part hereof)**, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General real estate taxes not due and payable at the time of closing; terms and provisions of the Declaration of Condominium/Covenants, Conditions and Restrictions and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium, Covenants, Conditions and Restrictions or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of Closing of general assessments established pursuant to the Declaration of Condominium, Covenants, Conditions and Restrictions.

Permanent Real Estate Index Number: 11-19-40 (1-45-1052)

Address of Real Estate: 811 Chicago Ave., Unit 707, Evanston, IL 60202

The date of this deed of conveyance is FEB 4, 2022.

Zarik A. Khan

*\* Married to Naila Razzag*  
*This is not homestead property as to*  
*Naila Razzag*

0038095

CITY OF EVANSTON

REAL ESTATE TRANSFER TAX

DATE: **PAID JAN 31 2022**

AMOUNT: **\$1075.00** Agent: **LB**

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State of New York, County of New York. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Zarik A. Khan**, 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 he/she/they signed, sealed and delivered the said instrument as his/her(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 Feb. 4<sup>th</sup>, 2022.

Kristin M. Kahle  
Notary Public

KRISTIN M. KAHLE  
NOTARY PUBLIC-STATE OF NEW YORK  
No. 01KA6204722  
Qualified in New York County  
My Commission Expires 04-20-2025

This instrument was prepared by:	Send subsequent tax bills to:	Mail recorded document to:
Cole A. Stremmel Cole A. Stremmel, P.C. 410 Vista Drive Wilmette, IL 60091	YiChen Lee 611 Chicago Ave., Unit 707 Evanston, IL 60202	Attorney Olivia Cheng 828 W. 31 <sup>st</sup> St., Suite C4 Chicago, IL 60608

Property of Cook County Clerk's Office

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## LEGAL DESCRIPTION

Order No.: 22GNW127044SK

For APN/Parcel ID(s): 11-19-401-045-1052

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PARCEL 1:

UNIT 707 IN 811 CHICAGO AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF: LOT 1 IN NORTHLIGHT CONSOLIDATION OF LOTS 9 AND 10 AND THE NORTH 7 FEET OF LOT 11 IN BLOCK 11 IN WHITE'S ADDITION TO EVANSTON IN THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 11 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 12, 1996 AS DOCUMENT 96939209 IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 23, 1997 AS DOCUMENT NUMBER 97966087, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE OF PARKING SPACE P-32 AND STORAGE LOCKER L-32, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION.

PARCEL 3:

EASEMENT'S APPURTENANT TO PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS EXECUTED BY 811 CHICAGO AVENUE RESIDENCES, L.P AN ILLINOIS LIMITED PARTNERSHIP RECORDED DECEMBER 23 1997 AS DOCUMENT NO. 97966086.