

# UNOFFICIAL COPY

Doc#. 2209503140 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 04/05/2022 10:08 AM Pg: 1 of 3

## WARRANTY DEED

The Grantors,

Dec ID 20220301650642

ST/CO Stamp 0-148-980-624 ST Tax \$500.00 CO Tax \$250.00

City Stamp 0-306-529-168 City Tax: \$5,250.00

AMOD SAWARDEKAR, married to UMayal SAWARDEKAR, for the consideration of Ten and 00/100 (\$10.00) Dollars, and other good and valuable consideration in hand paid, do hereby Convey and Warrant to the Grantees

RUBY KANSARA and SANKET DAVE,  
1200 W. Monroe St., #817, Chicago, Illinois

*Wife & husband*

~~husband and wife~~, not as Joint Tenants with rights of survivorship, nor as Tenants in Common, but as Tenants By The Entirety, the following real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate, and general real estate taxes not due and payable at the time of Closing.

Permanent Real Estate Index Number: 17-17-105-070-1111

Address of Real Estate: 1200 W. Monroe St., #814, Chicago, Illinois *60607*

Dated this *16* th day of March, 2022

  
AMOD SAWARDEKAR (Grantor)

  
UMAYAL SAWARDEKAR, a married woman, as to homestead rights

STATE OF ILLINOIS  
COUNTY OF COOK

I, *Carolina Aguilar*, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that AMOD SAWARDEKAR and UMayal SAWARDEKAR are personally know to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instruments as their free


FIRST AMERICAN TITLE  
FILE # *3125655*

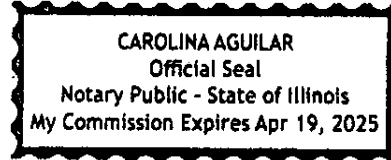
*1072*

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and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Signed and sealed before me  
on this 16<sup>th</sup> day of March, 2022.

  
Notary public



This instrument was prepared by Sheryl B. Dworkin, 77 W. Washington St., Suite 900,  
Chicago, Illinois 60602

Mail to:  
RUBY KANSARA & SANKET DAVE  
1200 W. Monroe St., Unit 814  
Chicago IL 60607

Send Subsequent tax bills to:  
RUBY KANSARA & SANKET DAVE  
1200 W. Monroe St., Unit 814  
Chicago IL 60607

Property of Cook County Clerk's Office

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## EXHIBIT A

### LEGAL DESCRIPTION OF 1200 W. MONROE ST., #814, CHICAGO, ILLINOIS

UNIT 814 AND (TOGETHER WITH ITS PARKING SPACE: LIMITED COMMON ELEMENT PARKING SPACE NUMBER 11) AND PARKING SPACE UNIT (N/A) IN IN AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 13 AND 14 IN ASSESSOR'S DIVISION OF BLOCK 3 AND SUB-LOTS 2, 3 AND 4 IN ASSESSOR'S DIVISION OF LOT 1 IN BLOCK 3, LYING BELOW A HORIZONTAL PLANE OF +98.95 CITY OF CHICAGO DATUM, IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART THEREOF LYING BELOW A HORIZONTAL PLANE OF +26.65 CITY OF CHICAGO DATUM AND LYING ABOVE A HORIZONTAL PLANE OF +15.35 CITY OF CHICAGO DATUM, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 14; THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 14, A DISTANCE OF 20.88 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 28.34 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 10.20 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 26.46 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 24.53 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 15.98 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 2.07 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 38.82 FEET TO A POINT ON THE SOUTH LINE OF SAID LOTS 13 AND 14; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 36.60 FEET; TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0315027090, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.