

UNOFFICIAL COPY

WARRANTY DEED

Statutory (Illinois)
(Individual to Corporation)

BT 22100 22-00135 (T)
173



2223447022

Doc# 2223447022 Fee \$93.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YAREROUGH

COOK COUNTY CLERK

DATE: 08/22/2022 09:47 AM PG: 1 OF 3

Above Space for Recorder's Use Only

THE GRANTOR(S) Dilip Trivedy, married to Tanvi Trivedy, in the city of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY(S) and WARRANT(S) to Cartus Financial Corporation, a corporation created and existing under and by virtue of the laws of the State of Delaware, having a principal place of business at 40 Apple Ridge Road, Danbury, CT 06810

The following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To have and to hold said premises forever.

SUBJECT TO: General taxes for 2022 and subsequent years and (SEE ATTACHED)

Permanent Real Estate Index Number(s): 17-17-215-024-1070 & 17-17-215-024-1262

Address(es) of Real Estate: 125 South Green Street, Unit 903A, Chicago, Illinois 60607

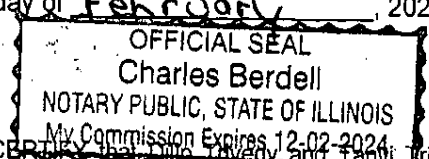
Dated this 7th day of February, 2022

X (SEAL)
Dilip Trivedy

X (SEAL)
Tanvi Trivedy

State of IL County of Cook ss. I, the undersigned, a Notary Public in and for said County, Given under my hand and official seal, this 7 day of February, 2022

X Charles Berdell
Notary Public



in the state aforesaid, DO HEREBY CERTIFY that Dilip Trivedy and Tanvi Trivedy, are 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.

IMPRESS SEAL HERE

S Y
P 3
S 4-2
SC
INT RY

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Warranty Deed
INDIVIDUAL TO INDIVIDUAL

TO

Property of Cook County Clerk's Office

This instrument was prepared by: Peter L. Marx, 7104 West Addison, Illinois 60634 (773) 283-8960

~~MAIL TO:~~
Peter L. Marx
Attorney at Law

7104 West Addison
Chicago, Illinois 60634



SEND SUBSEQUENT TAX BILLS TO:
Mardan Settlement Services
Attn: Al Deterding


3001 Leadenhall Road

Mount Laurel, NJ 08054

After Recording Return To:

Burnet Title - Post Closing
1301 W. 22nd Street Suite 510
Oak Brook, IL 60523

REAL ESTATE TRANSFER TAX		27-Jul-2022
	COUNTY:	272.50
	ILLINOIS:	545.00
	TOTAL:	817.50
17-17-215-024-1070	20220701670122	0-649-327-184

REAL ESTATE TRANSFER TAX		12-Jul-2022
	CHICAGO:	4,087.50
	CTA:	1,635.00
	TOTAL:	5,722.50 *

17-17-215-024-1070 | 20220701670122 | 0-679-732-304
* Total does not include any applicable penalty or interest due.

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Burnet File Number: 2210022-00135

EXHIBIT A

LEGAL DESCRIPTION

UNIT 903A AND PARKING SPACE UNIT P-49 IN THE EMERALD CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:
THAT PART OF LOTS 10, 11, 12, 13, 14, 15 AND 16, IN BLOCK 10, IN DUNCAN'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 IN SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0812116028, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Index Number(s): 17-17-215-024-1070 and 17-17-215-024-1262

Property of Cook County Clerk's Office