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Doc# 2227957012 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/06/2022 10:23 AM PG: 1 OF 3

WARRANTY DEED

File No: 22153222

THIS INDENTURE WITNESSETH, that the Grantor(s), Cassie Nicole Castillo, n/k/a Cassie Nicole Cederberg, married to Derek Cederberg, 936 S. Monroe St., Hinsdale, IL 60521 of the County of DuPage and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEYS and WARRANTS TO Saikat Nandi, 1660 N LaSalle St. #2806, Chicago, IL 60614, the following described real estate, to-wit:

UNIT 2806 IN THE PARKVIEW CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1: LOT 2, THE SOUTH 50 1/2 FEET OF LOT 3, THE EAST 74 FEET OF LOT 3 (EXCEPT THE SOUTH 50 1/2 FEET THEREOF) AND THE EAST 14 FEET OF LOTS 4 AND 5 (EXCEPT THAT PART OF LOT 5 FALLING IN EUGENIE STREET) ALL IN GALE'S NORTH ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:
LOTS 1 AND 2 AND THAT PART OF LOT 3 FALLING WITHIN THE NORTH 113.62 FEET OF ORIGINAL LOT 1 IN WOOD AND OTHERS SUBDIVISION OF SAID ORIGINAL LOT 1 IN GALE'S NORTH ADDITION TO CHICAGO AFORESAID, IN COOK COUNTY, ILLINOIS

PARCEL 3:
LOTS 1 TO 9, BOTH INCLUSIVE, (EXCEPT THAT PART LYING BETWEEN THE WEST LINE OF NORTH LA SALLE STREET AND A LINE DRAWN THROUGH THE SOUTHWEST CORNER OF EUGENIE STREET AND NORTH LA SALLE STREET THROUGH A POINT ON THE SOUTH LINE OF LOT 10, 14 FEET WEST OF THE WEST LINE OF NORTH LA SALLE STREET), ALL IN BLOCK "B" IN THE COUNTY CLERK'S DIVISION OF PORTIONS OF UNSUBDIVIDED LAND LYING BETWEEN THE EAST LINE OF GALE'S NORTH ADDITION TO CHICAGO AFORESAID AND THE WEST LINE OF NORTH CLARK STREET, ALL IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 24558738, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

Permanent Real Estate Index Number: 14-33-423-048-1317

Address of Real Estate: 1660 N La Salle St Unit 2806, Chicago, IL 60614

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

22153222 1/2

3

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Subject to the following restrictions: a) all taxes and special assessments for the year 2021 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 14th Day of September, 2022

Cassie Nicole Castillo, n/k/a Cassie Nicole Cederberg
Cassie Nicole Castillo, n/k/a Cassie Nicole Cederberg

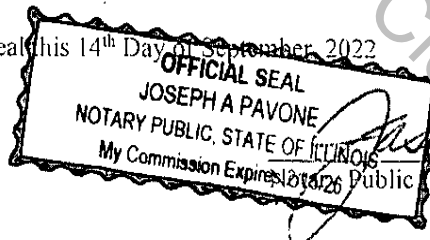
Derek Cederberg
Derek Cederberg, married to Cassie Nicole Cederberg, waiving Homestead rights, if any

STATE OF ILLINOIS)

COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Cassie Nicole Castillo, n/k/a Cassie Nicole Cederberg, and Derek Cederberg, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as having executed the same, 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.

Given under my hand and Notarial Seal this 14th Day of September, 2022




Joseph A. Pavone
Notary Public

This Instrument was prepared by:
Joseph A. Pavone
11140 Brigitte Ter
Orland Park IL 60467



Future Tax Bills to:
1660 N La Salle DR
APT 3109
CHICAGO, IL 60614

After recording return document to:
1660 N La Salle DR
APT 3109
CHICAGO IL 60614

REAL ESTATE TRANSFER TAX		16-Sep-2022
	CHICAGO:	1,818.75
	CTA:	727.50
	TOTAL:	2,546.25 *

14-33-423-048-1317 | 20220901639122 | 1-985-586-768

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

REAL ESTATE TRANSFER TAX		16-Sep-2022
	COUNTY:	121.25
	ILLINOIS:	242.50
	TOTAL:	363.75

14-33-423-048-1317 | 20220901639122 | 1-392-485-968

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AFFIDAVIT FOR RECORDER'S LABELING OF SIGNATURES AS COPIES

REQUEST TO RECORD PHOTOCOPIED DOCUMENTS PURSUANT TO §55 ILCS 5/3-5013

I, Gail Maher, being duly sworn, state that I have access to the copies of the attached
(print name above)

document(s), for which I am listing the type(s) of document(s) below:

Warranty Deed

(print document types on the above line)

which were originally executed by the following parties whose names are listed below:

Cassie Nicole Castillo AKA

(print name(s) of executor/grantor)

Saikat K Nandi

(print name(s) of executor/grantee)

Cassie Nicole Bederberg

for which my relationship to the document(s) is/are as follows: (example - Title Company, Agent, Attorney, etc.)

Title Company

(print your relationship to the document(s) on the above line)

OATH REGARDING ORIGINAL

I state under oath that the original of this document is now LOST or NOT IN POSSESSION of the party seeking to now record the same. Furthermore, to the best of my knowledge, the original document was NOT INTENTIONALLY destroyed, or in any manner DISPOSED OF for the purpose of introducing this photo to be recorded in place of original version of this document. Finally, I, the Affiant, swear I have personal knowledge that the foregoing oath statement contained therein is both true and accurate.

Gail Maher

Affiant's Signature Above

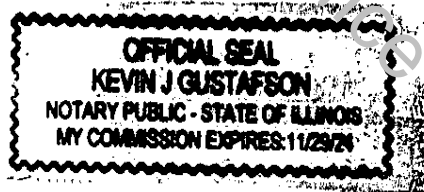
10/5/22

Date Affidavit Executed/Signed

THE BELOW SECTION IS TO BE COMPLETED BY THE NOTARY THIS AFFIDAVIT WAS SUBSCRIBED AND SWORN TO BEFORE

10/5/2022
Date Document Subscribed & Sworn Before Me

[Signature]
Signature of Notary Public



SPECIAL NOTE: This is a courtesy form from the CCRD, and while a similar affidavit is necessary for photocopied documents, you may use your own document so long as it includes substantially the same information as included in the above document. Additionally, any customer seeking to record a facsimile or other photographic or photostatic copy of a signature of parties who had executed such a document has the option to include this Affidavit in the recording, at their own expense if such expense is incurred, as an "EXHIBIT" and NOT the coverpage. However, this affidavit is NOT required to be recorded, only presented to the CCRD as the necessary proof required before the recorder may record such a document. Finally, the recorded document WILL be stamped/labeled as a copy by the CCRD prior to its recording.