

Chicago Title

22 STO 2275 NB
WARRANTY DEED

UNOFFICIAL COPY

Name and address of Grantee (and
send future tax bills to):

YURY MAKARYCHEV
2663 N. ASHLAND #3N
CHICAGO, IL 60614



Doc# 2229412003 Fee \$88.00

This deed was prepared by

Barbara B. Goodman
Attorney at Law
555 Skokie Boulevard, Suite 250
Northbrook, Illinois 60062
847-317-0282

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/21/2022 09:30 AM PG: 1 OF 2

After recording, please mail to:

VLADIMIR UMAN
3943 W. 26th Suite 113
CHICAGO, IL 60673

The Grantors **RYAN J. RANZINO AND MICHAEL M. SHOUDY**, as joint tenants, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars, and other good and valuable consideration in hand paid, convey and warrant to Grantees, **YURY MAKARYCHEV AND SERGEY MAKARYCHEV, KONSTANTIN MAKARYCHEV, AND MARINA MAKARYCHEVA**, as JOINT TENANTS, of 2663 N. Ashland Ave., 3N, Chicago, IL 60614, the Real Estate described below, situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

UNIT 1105 IN 525 HAWTHORNE PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THE NORTHERLY 107.60 FEET OF THE EASTERLY 160 FEET OF THE WESTERLY 200 FEET OF LOT 26 IN MCCONNELL'S SUBDIVISION OF BLOCK 16 IN HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 INCLUSIVE AND 33 TO 37 INCLUSIVE IN PINE GROVE SECTION 21, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 7, 2002 AS DOCUMENT NUMBER 0021232465, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

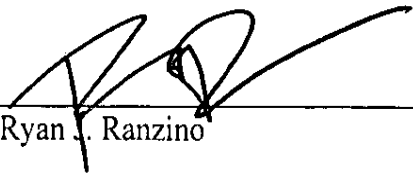
Subject to: terms, provisions covenants and conditions of the Declaration of Condominium and all amendments; installments due after the date of Closing of general assessments established pursuant to the Declaration of Condominium, covenants, conditions and restrictions of record; public and utility easements; general real estate taxes not yet due and payable.

Property address: 525 West Hawthorne Place, #1105, Chicago, IL 60657

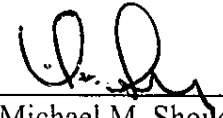
Permanent real estate index number: 14-21-307-061-1078

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Dated: 10/12 2022.



Ryan J. Ranzino



Michael M. Shoudy

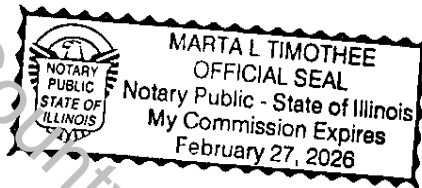
STATE OF ILLINOIS)
) ss
COUNTY OF Cook)



I am a notary public for the County and State above. I certify that **RYAN J. RANZINO AND MICHAEL M. SHOUDY**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as they appeared before me on the date below and acknowledged that they signed and delivered the 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.


Dated: 10/12/22, 2022.



Notary Public



REAL ESTATE TRANSFER TAX		18-Oct-2022
	COUNTY:	150.00
	ILLINOIS:	200.00
	TOTAL:	300.00
14-21-307-061-1078 20221001665070 2-136-580-432		

REAL ESTATE TRANSFER TAX		18-Oct-2022
	CHICAGO:	1,500.00
	CTA:	600.00
	TOTAL:	2,100.00
14-21-307-061-1078 20221001665070 2-047-189-328		

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