

# UNOFFICIAL COPY

File FD221218111

WARRANTY DEED  
ILLINOIS STATUTORY

INDIVIDUAL

Doc#. 2231955128 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 11/15/2022 11:30 AM Pg: 1 of 3

Dec ID 20221101682426  
ST/CO Stamp 2-146-023-760 ST Tax \$950.00 CO Tax \$475.00  
City Stamp 1-609-152-848 City Tax: \$9,975.00

FDLTC No.: FD-22-1218

THE GRANTOR(S) **MYRNA STEIN As Successor Trustee Of The MILDRED STEIN TRUST DATED OCTOBER 8, 1985**, of the City of CHICAGO, County of COOK, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to **CIMPAR INVESTMENTS, LLC** of OAK PARK, IL of the County of COOK, all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit:

**See Exhibit "A" attached hereto and made a part hereof**

SUBJECT TO: General taxes and assessments for the year 2021 and subsequent years, which are not yet due and payable.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): **17-03-226-065-1022**

Address(es) of Real Estate: **180 EAST PEARSON STREET, UNIT 3601  
CHICAGO, ILLINOIS 60611**

Dated this 27 day of OCTOBER, 20 22

**MYRNA STEIN As Successor Trustee Of The  
MILDRED STEIN TRUST DATED OCTOBER 8, 1985**

REAL ESTATE TRANSFER TAX		14-Nov-2022
	COUNTY:	475.00
	ILLINOIS:	950.00
	TOTAL:	1,425.00
17-03-226-065-1022   20221101682426   2-146-023-760		

REAL ESTATE TRANSFER TAX		14-NOV-2022
	CHICAGO:	7,125.00
	CTA:	2,850.00
	TOTAL:	9,975.00 *
17-03-226-065-1022   20221101682426   1-609-152-848		
* Total does not include any applicable penalty or interest due.		

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STATE OF ILLINOIS, COUNTY OF COOK SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **MYRNA STEIN**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 this 27 day of OCTOBER, 20 22.



Cristina Arroyo  
Notary Public

Prepared by:  
Novit and Novit, LLC  
100 N. LaSalle Street  
Suite 1700  
Chicago, IL 60602

Mail to: WIEDNER & McAdiffe  
C/O ZAFAR DOBEK  
1 N. FRANKLIN AVE, STE 1900  
CHICAGO, IL 60606

Name and Address of Taxpayer:  
DHEERAJ MAHAJAN  
231 N. EUCLID AVE  
OAK PARK, IL 60302

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## Exhibit "A" – Legal Description

UNIT #3601 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE (HEREIN CALLED "CONDOMINIUM PROPERTY") IN CHICAGO, COOK COUNTY, ILLINOIS:

LOTS 4 THROUGH 18, BOTH INCLUSIVE AND INCLUDING LOTS 7A, 7B, 7C, 7D, 7E, 7F, 11A, AND 11B, IN MARBAN RESUBDIVISION, BEING A SUBDIVISION OF A PART OF BLOCK 20 IN CANAL TRUSTEE'S SUBDIVISION OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID MARBAN RESUBDIVISION RECORDED 12/30/1975 WITH THE COOK COUNTY RECORDER OF DEEDS AS DOCUMENT #233339677, WHICH SURVEY (HEREIN CALLED "SURVEY") IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP, EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR 180 EAST PEARSON STREET CONDOMINIUM, CHICAGO, ILLINOIS (HEREIN CALLED "DECLARATION"), RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS, 3/29/1976 AS DOCUMENT #23432350, AS AMENDED, TOGETHER WITH AN .36823 UNDIVIDED PERCENT INTEREST IN THE CONDOMINIUM PROPERTY (EXCEPTING FROM THE CONDOMINIUM PROPERTY ALL OF THE PROPERTY AND SPACE COMPRISING ALL UNITS AS DEFINED AND SET FORTH IN THE DECLARATION AND SURVEY).