

# UNOFFICIAL COPY

Doc#: 2234849116 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/14/2022 02:59 PM Pg: 1 of 3

Dec ID 20221201609494  
ST/CO Stamp 0-927-026-512 ST Tax \$636.00 CO Tax \$318.00  
City Stamp 0-535-612-752 City Tax: \$6,678.00

C.T.I./CY

1 of 2

2265A 804401 LP

## WARRANTY DEED

**John P. Herbst and Karen M. Herbst**, husband and wife, 1403 N. Oakley, Chicago, IL 60622 ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEY(S) and WARRANT(S) to **Bhupendra Jadhav**, 4230 Commonwealth Street, Detroit, MI 48208 and **Shaurin Mehta**, 1301 W. Huron Street, Unit 1, Chicago, IL 60642 ("Grantee"), not as tenants in common, but as joint tenants with right of survivorship, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

\* Married Man    X Unmarried Man

See attached legal description

Permanent Real Estate Index Number: 17-06-110-023-0000


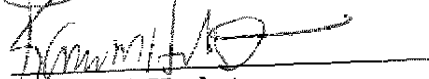
Address of Real Estate: 1403 N. Oakley Blvd., Chicago, IL 60622

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

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Dated: 12/5, 2022

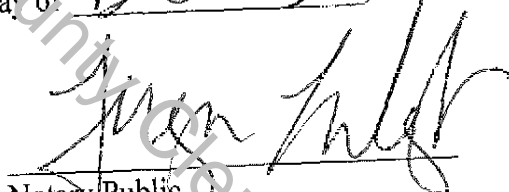
  
 John P. Herbst  
  
 Karen M. Herbst

STATE OF IL )  
 )  
 COUNTY OF Cook )  
 )

### ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DOES HEREBY CERTIFY, that **John P. Herbst and Karen M. Herbst** are personally known 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 and delivered the said instrument, as their free and voluntary act, for the uses and purposes therein set forth.



Given under my hand and under this seal this 5<sup>th</sup> day of December, 2022


  
 Notary Public



Prepared By:  
 Matthew Rich, Esq.  
 Braun & Rich, PC  
 4301 Damen Avenue  
 Chicago, Illinois 60618

Return to after recording and  
 Name and Address of Taxpayer:  
Jedha / Mehta  
1301 W. Huron, #1  
Chicago, IL 60643

REAL ESTATE TRANSFER TAX		13-Dec-2022
		COUNTY: 318.00
		ILLINOIS: 638.00
		TOTAL: 954.00
17-06-110-023-0000   20221201609494   0-927-026-512		

REAL ESTATE TRANSFER TAX		13-Dec-2022
		CHICAGO: 4,770.00
		CTA: 1,908.00
		TOTAL: 6,678.00
17-06-110-023-0000   20221201609494   0-535-612-752		

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

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Legal Description of 1403 N. Oakley Blvd., Chicago, IL

LOT 26 IN HUBBARD'S SUBDIVISION OF BLOCK 7 IN WATSON TOWER AND DAVIS SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office