

UNOFFICIAL COPY

Doc#: 2301345331 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/13/2023 02:52 PM Pg: 1 of 4

Dec ID 20230101629508
ST/CO Stamp 0-075-559-760 ST Tax \$560.00 CO Tax \$280.00

Warranty Deed Statutory (Illinois)

THE GRANTOR(S), **STEFAN PIUIAN AND DANIELA PIUIAN, HUSBAND AND WIFE**, of 606 LACROSSE AVENUE the City of WILMETTE of State of IL for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY AND WARRANT to **TARAS KOZACHENKO AND NATALIYA VOLKOVA, HUSBAND AND WIFE**, as tenants by the entirety of COOK COUNTY, ILLINOIS all interest in the following described real estate (together with any improvements thereon) (collectively, the "Property") situated in the County of Cook, State of Illinois, to wit:

See Attached Exhibit A

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

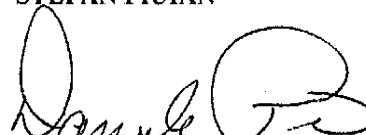
Subject, however, to the general taxes for the year of 2022 and thereafter, to all instruments, covenants, restrictions, conditions, exceptions and liens of record, and subject to the rights or claims of parties in possession under recorded leases, applicable zoning laws, ordinances, regulations or subdivision indentures, and any facts or exceptions which an accurate survey or inspection of the above described Property would show.

Permanent Index Number(s): 05-31-221-040-0000

Property Address: 606 LACROSSE AVENUE, WILMETTE, IL 60091

Dated this 12th day of January 2023.


STEFAN PIUIAN


DANIELA PIUIAN

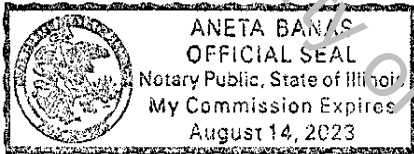
File no: AT 221084
After recording mail to:
Alima Title, LLC.
2444 N. Milwaukee Ave.
Chicago, IL 60631
Ph. 312-651-6070 $\frac{1}{2}$

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STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **STEFAN PIUIAN and DANIELA PIUIAN**, 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.

Given under my hand and notarial seal, this 12th day of January 2023.



Aneta Banas

Notary Public

My commission expires: 8/14/23

THIS DOCUMENT PREPARED BY:

Beata Swietkowski
Swietkowski & Swietkowski PC
111 W. Jackson Blvd., Suite 1700
Chicago IL 60604

MAIL TAX BILL TO:

TARAS KOZACHENKO
6006 LACROSSE AVE
WILMETTE, IL 60091

MAIL RECORDED DEED TO:

TARAS KOZACHENKO
6006 LACROSSE AVE
WILMETTE, IL 60091

Cook County Clerk's Office

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File No: AT221084

EXHIBIT "A"

LOT 25 (EXCEPT THE NORTH HALF THEREOF), LOT 24 AND THE WEST HALF OF THE VACATED ALLEY LYING EAST AND ADJOINING SAID LOTS 24 AND 25 IN BLOCK 1 IN SECOND ADDITION TO WILMETTE-LARAMIE SUBDIVISION, BEING A SUBDIVISION OF LOT 5 IN COUNTY CLERK'S DIVISION IN THE EAST HALF OF SECTION 31, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 606 LACROSSE AVENUE WILMETTE, IL 60091
Parcel ID Number: 05-31-221-040-0000

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Fidelity National Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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Commitment for Title Insurance (8-1-2016)
Technical Correction 4-2-2018
Schedule B - Part II

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Name of Buyer:
KOZACHENKO, TARAS

Real Estate Transfer Tax
\$1,680.00

Property Address:
606 LACROSSE AVE
WILMETTE, IL. 60091

Issue Date 1/11/2023

Revenue Stamps:

Village of Wilmette	\$1,000.00	Qty <input type="text" value="1"/>	=	\$1,000.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$500.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$400.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$300.00	Qty <input type="text" value="2"/>	=	\$600.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$200.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$100.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$90.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$80.00	Qty <input type="text" value="1"/>	=	\$80.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$70.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$60.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$50.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$40.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$30.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$25.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$20.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$10.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$1.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	

Village of Wilmette	\$5,000.00	Qty <input type="text" value="0"/>	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	CO	2023-01-11	606 LACROSSE AVE	