

# UNOFFICIAL COPY

A 22-1592 140

Doc#: 2311829206 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/28/2023 02:48 PM Pg: 1 of 2

## WARRANTY DEED ILLINOIS STATUTORY

Dec ID 20230401606159  
ST/CO Stamp 0-577-567-952 ST Tax \$250.00 CO Tax \$125.00

Mail to:

8810 Robin Dr, Unit C  
Des Plaines, IL 60016

Name & Address of Taxpayer:

DELFINO ROJAS

BRENDA ROJAS

8810 ROBIN DRIVE UNIT C

DES PLAINES, IL 60016

(Space for Recorder's Use)

THE GRANTOR(S), HIMANSHU N SHAH and MEHUL N SHAH,,

of the CITY of DES PLAINES, County of COOK State of ILLINOIS

for and in consideration of \_\_\_\_\_ DOLLARS

and other good and valuable consideration, in hand paid CONVEY(S) and WARRANT(S) to

THE GRANTEE(S), DELFINO ROJAS, BRENDA ROJAS AND VIDAL CASTRO, a married man

*married in State*

(Grantee's Address) 8810 ROBIN DRIVE UNIT C, DES PLAINES, IL 60016

of the CITY of DES PLAINES, County of COOK State of IL

in the form of ownership: Joint tenants with the right of survivorship

all interest in the following described real estate situated in the County of COOK, in the State of Illinois to wit:

PARCEL 1: THE WEST 21.17 FEET OF THE EAST 156 FEET OF THE NORTH 75.50 FEET OF LOT 7 IN DEMPSTER HOME SUBDIVISION, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS AS SET FORTH IN THE PLAT OF SUBDIVISION DATED APRIL 4, 1960 AND RECORDED JUNE 9, 1960 AS DOCUMENT NO 17877299 AND AS CREATED BY THE DEED FROM COLONIAL RIDGE HOMES, INC., A CORPORATION OF ILLINOIS, TO HERBERT N. SIMON AND PHYLLIS SIMON, HIS WIFE, DATED SEPTEMBER 14, 1961 AND RECORDED SEPTEMBER 19, 1961 AND RECORDED SEPTEMBER 19, 1961 AS DOCUMENT NO 18279262 FOR THE BENEFIT OF PARCEL 1 AFORESAID FOR INGRESS AND EGRESS IN COOK COUNTY, ILLINOIS.

(NOTE: If additional space is required for legal, attach on a separate 8-1/2" x 11" sheet.)

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

Permanent Index Number(s): 09-15-412-056-0000

#unincorporated

Property Address: 8810 ROBIN DRIVE UNIT C, DES PLAINES, IL 60016

# UNOFFICIAL COPY

Dated this 13<sup>th</sup> day of April, 2023

\_\_\_\_\_  
(Seal) X Himanshu N Shah (Seal)  
HIMANSHU N SHAH

\_\_\_\_\_  
(Seal) X Mehul N Shah (Seal)  
MEHUL N SHAH

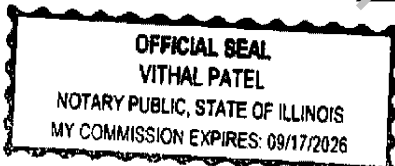
(NOTE: Please type or print names below all signatures.)

STATE OF ILLINOIS )  
 ) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT HIMANSHU N SHAH and MEHUL N SHAH

personally known to me to be the same person(s) whose name(s) 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 14<sup>th</sup> day of April, 2023.



(Seal)

Vithal Patel  
Notary Public

My commission expires: 09-17-2026

REAL ESTATE TRANSFER TAX		28-Apr-2023
COUNTY:		125.00
ILLINOIS:		250.00
TOTAL:		375.00

09-15-412-058-0000 | 20230401808159 | 0-577-567-952

COOK COUNTY, ILLINOIS TRANSFER STAMP

or

Exempt under provisions of Paragraph \_\_\_\_\_  
Section 4, Real Estate Transfer Tax Act.  
Date: \_\_\_\_\_

Name & Address of Preparer:  
ANTHONY V. PANZICA  
ATTORNEY AT LAW  
2510 W. IRVING PARK ROAD # B  
CHICAGO, IL 60618

Buyer, Seller or Representative

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).