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2008859

WARRANTY DEED

ILLINOIS STATUTORY

Doc#. 2312933227 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/09/2023 03:54 PM Pg: 1 of 3

Dec ID 20230501614374
ST/CO Stamp 0-270-394-064 ST Tax \$140.00 CO Tax \$70.00
City Stamp 1-136-648-912 City Tax: \$1,470.00

THE GRANTOR,

EMMA ESTOQUE, an unmarried person,

for and in consideration of the sum of TEN DOLLARS and other good and valuable considerations in hand paid, CONVEY and WARRANT unto

MUMTAZ SURANI and NOORALI SURANI, wife and husband,

of 6157 N Sheridan Rd, #22C, Chicago, IL 60660, GRANTEES, not as Tenants in Common, not as Joint Tenants, but as TENANTS BY THE ENTIRETY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT "A"

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

²⁰²²
SUBJECT TO: General taxes for and subsequent years; covenants, conditions and restrictions of record, if any.


TO HAVE AND TO HOLD, the same unto the Grantees, and to the proper use, benefit and behoof, forever of Grantee.


Permanent Index Number (PIN): 14-05-211-024-1223



STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

Property Address: 6157 N. Sheridan Rd., #22C, Chicago, IL 60660

IN WITNESS WHEREOF, said Grantor has caused their name to be signed to these presents this 15th day of May, 2023.


EMMA ESTOQUE

REAL ESTATE TRANSFER TAX		09-May-2023
	CHICAGO:	1,050.00
	CTA:	420.00
	TOTAL:	1,470.00 *
14-05-211-024-1223 20230501614374 1-136-648-912		
Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		09-May-2023
	COUNTY:	70.00
	ILLINOIS:	140.00
	TOTAL:	210.00
14-05-211-024-1223 20230501614374 0-270-394-064		

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **EMMA ESTOQUE**, 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 he signed, sealed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 1st day of May, 2023.



Notary Public



This instrument was prepared by:

Scott Yu, 33 N. Dearborn St., Suite 1000, Chicago, Illinois 60602

MAIL TO:

Naheed A. Amdani
4909 Oakton Street
Skokie, IL 60077

SEND SUBSEQUENT TAX BILLS TO:

Mumtaz & Noorali Sistani
6157 N. Sheridan, #225
Chicago, IL 60660

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ALTA COMMITMENT FOR TITLE INSURANCE SCHEDULE A

ISSUED BY
STEWART TITLE GUARANTY COMPANY

Exhibit A - Legal Description

Unit Number-22C in the El Lago Condominium as delineated on a survey of the following described real estate:

That Part of the Lots 3 and 4 and the North 25 feet of Lot 5 (Except the West 14 feet of said premises) in Block 9 in Cochran's Second Addition to Edgewater, said addition being a Subdivision of the East Fractional half (Except the West 1320 feet of the South 1913 feet and Except the railroad), in Section 5, Township 40 North, Range 14 East of the Third Principal Meridian, lying West of line Commencing at a point on the North line, extended Easterly, of said Lot 3, 348.57 feet East of the East line of North Sheridan Road as widened; thence South to intersect the North line, extended Easterly, of said Lot 4, at a point 347.99 feet East of said East line of North Sheridan road, as widened; thence South to intersect the North line extended Easterly of said Lot 5, at a point 347.41 feet East of said East line of North Sheridan Road, as widened; thence South to intersect the South line, extended Easterly, of the North 25 feet of said Lot 5 at a point 346.88 feet East of the East line of said Sheridan road as widened, in Cook County, Illinois.

Which survey is attached as Exhibit 'A' to the Declaration of Condominium recorded as Document 24998056 together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Property of Cook County Clerk's Office