

WARRANTY DEED

ILLINOIS STATUTORY
(Tenancy by the Entirety)

Doc#: 2316612032 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/15/2023 10:02 AM Pg: 1 of 2

Mail to:

HEENA BHATT
3125 W FULLERTON AVE # 308

CHICAGO, IL 60647

Name & Address of Taxpayer:

HEENA BHATT

3125 W FULLERTON AVE # 308

CHICAGO, IL 60647

Dec ID 20230401605195
ST/CO Stamp 2-089-559-760 ST Tax \$380.00 CO Tax \$190.00
City Stamp 1-387-538-128 City Tax: \$3,990.00

(Space for Recorder's Use)

THE GRANTOR(S), CHARLES TROCHE and TAMMY TROCHE, husband and wife, TENANTS BY THE ENTIRETY

of the CITY of CHICAGO, County of COOK State of ILLINOIS

for and in consideration of \$ 380,000.00 DOLLARS

and other good and valuable consideration, in full paid, CONVEY(S) and WARRANT(S) to
THE GRANTEE(S), HEENA BHATT, a single person

(Grantee's Address) 3125 W FULLERTON AVE # 308, CHICAGO, IL 60647

of the CITY of CHICAGO, County of COOK State of IL

in the form of ownership: FEE SIMPLE

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

PARCEL 1:

UNIT 308 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LOGAN
VIEW CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO.
0608331075, IN THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2:

EXCLUSIVE USE FOR PARKING AND STORAGE PURPOSES IN AND TO PARKING SPACE NO. B-12, A LIMITED
COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY
ATTACHED THERETO, IN COOK COUNTY, ILLINOIS

\*\*\* NON-HOMSTEAD PROPERTY

Table with 2 columns: Tax Type, Amount. Includes REAL ESTATE TRANSFER TAX, CHICAGO: 2810.00, CTA: 1,180.00, TOTAL: 3,990.00

13-36-100-034-027 | 20230401605195 | 1-387-538-128
\* Total does not include any applicable penalty or interest due.

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

by releasing and waiving all rights under and benefits of the Homestead Exemption Laws of the State of Illinois

TO HAVE AND TO HOLD said premises not as Tenants in Common or Joint Tenants, but as Tenants by the Entirety forever.

Permanent Index Number(s): 13-36-100-034-1027

A23-1518 JV

Property Address: 3125 W FULLERTON AVE # 308, CHICAGO, IL 60647

Dated this 31<sup>st</sup> day of MAY, 2023

**UNOFFICIAL COPY**

\_\_\_\_\_  
(Seal)

x *Charles Troche* (Seal)  
CHARLES TROCHE

\_\_\_\_\_  
(Seal)

*Tammy Troche* (Seal)  
TAMMY TROCHE

(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  
**CHARLES TROCHE and TAMMY TROCHE**

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 all right of homestead.

Given under my hand and notarial seal this 31<sup>st</sup> day of MAY, 2023

(Seal)



*Mariann Cozzone*  
Notary Public

My commission expires: 3/18/26

COOK COUNTY ILLINOIS TRANSFER STAMP

Name & Address of Preparer:  
ANTHONY N. PANZICA  
ATTORNEY AT LAW  
2510 W IRVING PARK ROAD STE A  
CHICAGO, IL 60618

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

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).

REAL ESTATE TRANSFER TAX		11-J-17-723
	COUNTY:	190.00
	ILLINOIS:	260.00
	TOTAL:	450.00
13-36-03-034-1027	20230401605165	3-089-558-700