

UNOFFICIAL COPY

Doc#: 2317933396 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/28/2023 02:53 PM Pg: 1 of 3

Dec ID 20230601650539
ST/CO Stamp 1-821-511-376 ST Tax \$365.00 CO Tax \$182.50
City Stamp 0-207-818-448 City Tax: \$3,832.50

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Diego Chahda
1570 Adelaide Court
Westlake, OH 44145

1 of 1
TRULY
TITLE
2300436L-20

(The Above Space for Recorder's Use Only)

THE GRANTOR Diego Chahda, a single man, of 1570 Adelaide Court, Westlake, OH 44145 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Robert Morrison, a single man, of 20724 Camelback, Lago Vista, TX 78645, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 14-20-202-026-1005

Property Address: 915 W. Irving Park Rd #3W, Chicago, IL 60613

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

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

UNOFFICIAL COPY

EXHIBIT A Legal Description

The land hereinafter referred to is situated in the City of Chicago, County of Cook, State of IL, and is described as follows:

PARCEL 1:

UNIT 3-W, IN THE 913-15 W. IRVING PARK CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 4 IN AXEL CHYTRAU'S SUBDIVISION OF THE EAST HALF OF BLOCK 2 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST QUARTER (EXCEPT 1.28 ACRES OF THE NORTHEAST CORNER) IN SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED JULY 11, 2007 AS DOCUMENT 0719215081, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-1, AS A LIMITED COMMON ELEMENT, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND SURVEY ATTACHED THERETO.

PIN: 14-20-202-026-1005

Property of Cook County Clerk's Office