

# UNOFFICIAL COPY

## WARRANTY DEED

Doc#: 2318141114 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/30/2023 11:50 AM Pg: 1 of 4

Dec ID 20230601657229  
ST/CO Stamp 0-986-877-648 ST Tax \$250.00 CO Tax \$125.00  
City Stamp 1-890-422-480 City Tax: \$2,625.00

1 of 1  
TRULY  
TITLE  
23004962-20

Above space for Recorder's use only

**THE GRANTORS, MARK NASHED and LISA NASHED, married to each other,** of the City of Huntington Beach, Orange County, State of California, for and in consideration of (\$10.00) TEN and NO/100<sup>th</sup> DOLLARS, in hand **CONVEY and WARRANT to BRYAN M. SORD,** divorced and not since remarried, of 426 Prairie Road, New Lenox, IL 60451, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART OF HEREOF.**

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

**SUBJECT TO:** General real estate taxes not yet due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the real estate; terms, covenants, and conditions of the declaration and by-laws and all amendments thereto; public and utility easements including any easements established by or implied from the declaration and by-laws or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Illinois Condominium Property Act.


Address of Real Estate: 545 N. Dearborn Street, Unit W1206, Chicago, Illinois 60654

Permanent Index Number (PIN): 17-09-241-036-1036

**THE REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK**

# UNOFFICIAL COPY


Dated this 22nd day of June 2023.

 (Seal)  
**MARK NASHED**

 (Seal)  
**LISA NASHED**

State of California - Orange County - ss, I, the undersigned, a Notary Public In and for said County, in the State aforesaid, DO HEREBY CERTIFY **MARK NASHED and LISA NASHED, married to each other**, 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 they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead, if any.

Given under my hand and official seal, this 22 day of June 2023.

  
NOTARY PUBLIC  
Please See Attached

This instrument was prepared by:  
Ms. Joanne Gleason, Esq., Law Office of Joanne Gleason, 923 Carswell Avenue, Elk Grove Village, Illinois 60007 - (847) 421-3900

Upon recording mail to:

SEND SUBSEQUENT TAX BILLS TO:

KEVIN J. MURPHY, ATEY  
7000 W. 127th ST.  
PALOS HEIGHTS, IL.  
60463

BRYAN M. SORD  
545 N. DEARBORN  
UNIT W1206  
CHICAGO, IL - 60654-5829

# UNOFFICIAL COPY

## CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Orange

On June 22, 2023 before me, Annamarie Orcher, Notary Public

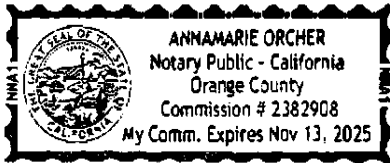
Date

Here Insert Name and Title of the Officer

personally appeared Mark Washed and Lisa Washed

Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Signature of Notary Public

Place Notary Seal and/or Stamp Above

### OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

#### Description of Attached Document

Title or Type of Document: Warranty Deed

Document Date: June 22, 2023

Number of Pages: 1

Signer(s) Other Than Named Above: Mark Washed and Lisa Washed

#### Capacity(ies) Claimed by Signer(s)

Signer's Name: \_\_\_\_\_

Signer's Name: \_\_\_\_\_

Corporate Officer - Title(s): \_\_\_\_\_

Corporate Officer - Title(s): \_\_\_\_\_

Partner -  Limited  General

Partner -  Limited  General

Individual  Attorney in Fact

Individual  Attorney in Fact

Trustee  Guardian or Conservator

Trustee  Guardian or Conservator

Other: \_\_\_\_\_

Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

# 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 NO. W1206, IN THE RESIDENCES AT GRAND PLAZA CONDOMINIUMS, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 4A AND 4B, IN THE SUBDIVISION AT GRAND PLAZA, AS SAID LOTS ARE LOCATED AND DELINEATED BOTH HORIZONTALLY AND VERTICALLY IN SAID SUBDIVISION, BEING A RESUBDIVISION OF ALL OF BLOCK 25, IN KINZIE'S ADDITION TO CHICAGO, IN SECTION 10, ALSO OF BLOCK 16 IN WOLCOTT'S ADDITION TO CHICAGO, IN SECTION 9, AND ALSO ALL OF THE VACATED ALLEY, 18 FEET WIDE, IN SAID BLOCKS 16 AND 25 HERETOFORE DESCRIBED; ALL IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 29, 2003 AS DOCUMENT NO. 0336327024 WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED OCTOBER 26, 2005, AS DOCUMENT NO. 0529910137, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CONTAINED IN ARTICLE 3.4 OF THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AUGUST 3, 2005 AS DOCUMENT NO. 0521518064.

PIN: 17-09-241-036-1036