



23181411361

Doc# 2318141136 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 06/30/2023 12:34 PM PG: 1 OF 5

**WARRANTY DEED
ILLINOIS STATUTORY**

THE GRANTOR (NAME AND ADDRESS)

Farah S. Khan
1033 West 14th Place
Unit 222
Chicago, IL 60608

7709512 '12

Citywide Title Corporation
111 W. Washington St, Ste. 1301
Chicago IL 60602

(The Above Space for Recorder's Use Only)

THE GRANTOR Farah S. Khan, Single person, of 1033 West 14th Place, Unit 222, Chicago, IL 60608 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 Juan Luis Zarate-Martinez, an unmarried man, of 4136 West Palmer Street, Chicago, IL 60639, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

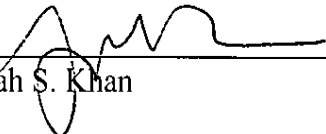
SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"
Permanent Index Number(s): 17-20-226-064-1051 and 17-20-226-064-1189

Property Address: 1033 W 14th Pl, Unit 222, Chicago, IL 60608

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.

Dated this 16th day of May, 2023.



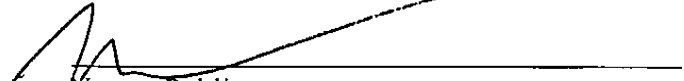
Farah S. Khan

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS,
COUNTY OF DUPAGE)

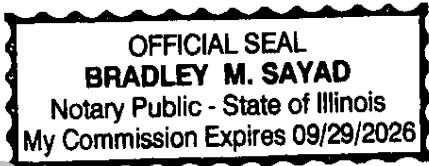
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Farah S. Khan personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the 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.

Given under my hand and notarial seal, this 16th day of May, 2023.



Notary Public

THIS INSTRUMENT PREPARED BY
Bradley M. Sayad
Sayad Law Group, Ltd.
1S443 Summit Road, Suite 304B
Oakbrook Terrace, IL 60181



MAIL TO: $\frac{1}{3}$
~~Morgan & Morgan~~

SEND SUBSEQUENT TAX BILLS TO:

Juan Zarate-Martinez
1033 W 14th Pl
Unit 222
Chicago, IL 60608

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File No: 770956

EXHIBIT "A"

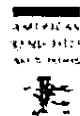
PARCEL 1: UNITS 222 AND GU-85 TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE UNIVERSITY COMMONS I CONDOMINIUMS, DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0533532029, AS AMENDED FROM TIME TO TIME, IN THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-51, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 05-33532029, AS AMENDED FROM TIME TO TIME.

17.20.226.0164.1051
17.20.226.0164.1189

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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REAL ESTATE TRANSFER TAX

28-Jun-2023



CHICAGO:	2,512.50
CTA:	1,005.00
TOTAL:	3,517.50 *

17-20-226-064-1051 | 20230501616246 | 0-753-540-816

*Total does not include any applicable penalty or interest due.

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

28-Jun-2023



COUNTY:	167.50
ILLINOIS:	335.00
TOTAL:	502.50

17-20-226-064-1051

20230501616246

0-252-743-376

Property of Cook County Clerk's Office