

UNOFFICIAL COPY

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Doc#: 2321429434 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/02/2023 03:42 PM Pg: 1 of 2

WARRANTY DEED

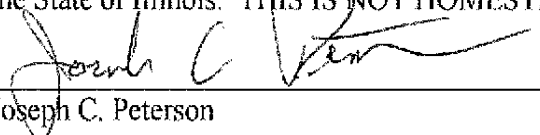
THE GRANTORS, Joseph C. Peterson and Julie A. Peterson, husband and wife, as joint tenants, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY AND WARRANT to Kamaraju Vadrevu and Amupama Vadrevu, husband and wife, as joint tenants, all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

Dec ID 20230701681810
ST/CO Stamp 1-413-335-504 ST Tax \$108.00 CO Tax \$54.00
City Stamp 0-339-593-680 City Tax: \$1,134.00

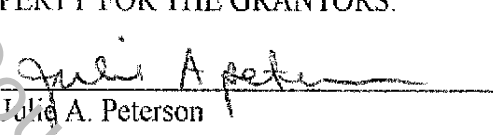
SEE ATTACHED EXHIBIT A.

Subject, however, to the following, if any; covenants, conditions and restrictions of record; public and utility easements; acts done or suffered by Grantees; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of closing.

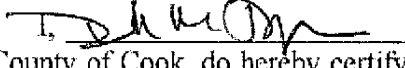
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois. THIS IS NOT HOMESTEAD PROPERTY FOR THE GRANTORS.



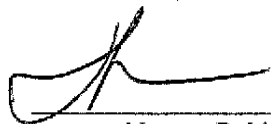
Joseph C. Peterson



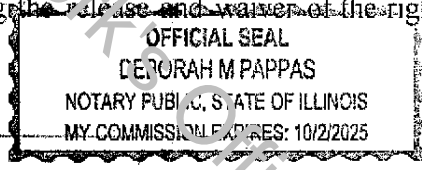
Julie A. Peterson

I, , the undersigned, a Notary Public in and for the State of Illinois and the County of Cook, do hereby certify that Joseph C. Peterson and Julie A. Peterson, personally known to me to be the same people whose names are 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.

Dated this 24 day of July, 2023.



Notary Public



Prepared by: David C. Birks, Law Office of David C. Birks, Ltd., 3711 N. Marshfield, Chicago, Illinois 60613

Return to:

Erica Minchella
Minchella & Associates
7538 St. Louis
Skokie IL 60076

Send Subsequent Tax Bills To:

Kamaraju and Anupama Vadrevu
2032 W. Jarvis Avenue, Unit 2B
Chicago, Illinois 60645

16403 Westminist Dr
Northville MI

48/68

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WARRANTY DEED
EXHIBIT A
LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 2032-2B, IN THE JARVIS COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 14 AND 15 IN MARSHALL'S SUBDIVISION OF LOT 4 IN THE COUNTY CLERK'S DIVISION OF PART OF THE SOUTHWEST FRACTIONAL QUARTER OF FRACTIONAL SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, NORTH OF INDIAN BOUNDARY LINE IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26077037 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NUMBER 9, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 26077037.

Permanent Index Number: 11-30-315-020-1026

Property Address: 2032 W. Jarvis Avenue, Unit 2B and Parking Space #9
Chicago, Illinois 60645