

# UNOFFICIAL COPY

(12)  
23 GND739106RM

## WARRANTY DEED

### AFTER RECORDING MAIL TO:

Volodymyr Saranchuk  
3801 Appian Way, Unit 102  
Glenview, IL 60025

### MAIL REAL ESTATE TAX BILL TO:

Volodymyr Saranchuk & Alla Saranchuk  
3801 Appian Way, Unit 102  
Glenview, IL 60025

Doc#: 2321529160 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/03/2023 02:29 PM Pg: 1 of 3

Dec ID 20230601655292  
ST/CO Stamp 0-715-352-528 ST Tax \$200.00 CO Tax \$100.00

(Reserved for Recorders Use Only)

**THE GRANTORS: Alice George and Sunny Thomas, wife and husband, of 3801 Appian Way, Unit 102, Glenview, IL 60025, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to Volodymyr Saranchuk and Alla Saranchuk, husband and wife, of 5333 N Delphia Ave., Apt 133, Chicago, IL 60656, to have and to hold as Tenants by the Entirety, the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit:**

### SEE ATTACHED LEGAL DESCRIPTION

**Commonly known as:** 3801 Appian Way, Unit 102, Glenview, IL 60025  
**PIN:** 04-32-402-048-1002

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.

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DATED this 27<sup>th</sup> day of July, 2022.

Alice George  
Alice George

Sunny Thomas  
Sunny Thomas

STATE OF IL)  
COUNTY OF Cook)SS

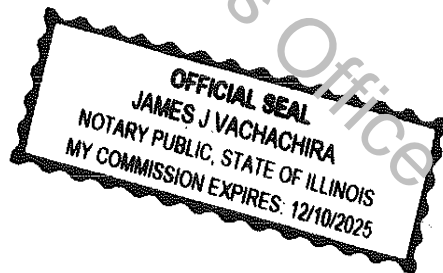
I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **Alice George and Sunny Thomas**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and individually acknowledged that they signed 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.

Given under my hand and official seal this 27<sup>th</sup> day of July, 2022.

\_\_\_\_\_  
Notary Public

**NAME AND ADDRESS OF PREPARER:**

James Vachachira  
Attorney at Law  
834 E. Rand Rd., Suite 3  
Mt. Prospect, IL 60056



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CHICAGO TITLE  
COMPANY

## LEGAL DESCRIPTION

Order No.: 23GND739106RM

For APN/Parcel ID(s): 04-32-402-048-1002

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PARCEL 1:

UNIT NUMBER 102 IN THE TRIUMVERA 3801 APPIAN WAY CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM FILED AS DOCUMENT LR3077410 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR TRIUMVERA FILED AS DOCUMENT LR2754081, AS AMENDED FROM TIME TO TIME, INCLUDING SUPPLEMENTAL DECLARATION NO. 6 FILED AS DOCUMENT LR3075255, IN COOK COUNTY, ILLINOIS.

Clerk's Office