23GCO 064078 RM 1/2 CT
WARRANTY DEED
ILLINOIS STATUTORY

Copera

Doc#. 2325533504 Fee: \$107.00

Karen A. Yarbrough Cook County Clerk

Date: 09/12/2023 02:27 PM Pg: 1 of 4

Dec ID 20230801605013

ST/CO Stamp 0-559-205-840 ST Tax \$475.00 CO Tax \$237.50

City Stamp 0-041-373-136 City Tax: \$4,987.50

(The Above Space for Recorder's Use Only)

THE GRANTORS, Thomas Edward Burns, Jr. and Bharti Patel, husband and wife, of 3531 Vanilla Grass Dr, Naperville, IL 60564, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Lakshmi Prathima Marapeddi, a married woman, as her sole and separate property, of 73 East Lake Street, Apt 2607, Chicago, IL 60601, 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): 17-10-309-015-1069

Property Address: 130 N Garland Ct, Unit 1502, Chicago, IL 50602

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 1 day of September	<u>, 2023</u> .
Thomas Edward Burns, Jr.	
STATE OF ILLINOIS ) SS, COUNTY OF COOK )	
Thomas Edward Burns, Jr., personally kno subscribed to the foregoing instrument, appea	said County, in the State aforesaid, CERTIFY THAT own to me to be the same person whose name is red before me this day in person, and acknowledged strument as their free and voluntary act, for the uses elease and waiver of the right of homestead.
Given under my hand and no ar a <sup>1</sup> se	2 K. Rahl
	Notary Public  D K PATEL Official Seal My Coromission Expires Oct 6, 2026
THIS INSTRUMENT PREPARED BY Thomas E Haught Gardi, Haught, Fischer & Bhosale, Ltd. 939 Plum Grove Road, Suite C Schaumburg, IL 60173	
MAIL TO:	SEND SUBSEQUENT TAX BILLS TO:
Lakshmi Prathima Marupeddi	Lakshmi Prathima Marupeddi

Lakshmi Prathima Marupeddi 130 N Garland Ct Unit 1502 Chicago, IL 60602 Lakshmi Prathima Marupeddi 130 N Garland Ct Unit 1502 Chicago, IL 60602

Beda	
Bharti Patel	<del></del>
STATE OF ILLINOIS	) ) SS,
COUNTY OF COOK	) 33, )

Dated this 6th day of Sintimber, 2023.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Bharti Patel, personally known to me to be the same person whose name is subscribed to the foregoing instrument ar peared before me this day in person, and acknowledged that she 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.

Menney Knap

Official Seal Courtney Kropf Notary Public State of Illinois My Commission Expires 10/5/2026

THIS INSTRUMENT PREPARED BY Thomas E Haught Gardi, Haught, Fischer & Bhosale, Ltd. 939 Plum Grove Road, Suite C Schaumburg, IL 60173

MAIL TO:

Lakshmi Prathima Marupeddi 130 N Garland Ct Unit 1502 Chicago, IL 60602 SEND SUBSEQUENT TAX BILLS TO:

Lakshmi Prathima Marupeddi 130 N Garland Ct Unit 1502 Chicago, IL 60602

### EXHIBIT A LEGAL DESCRIPTION

PARCEL 1: UNIT 1502, WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE HERITAGE AT MILLENNIUM PARK CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0435103109, IN THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT, INCLUDING FOR INGRESS AND EGRESS, APPURTENANT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION RECORDED DECEMBER, 1/2, 2004 AS DOCUMENT NUMBER 0435103107.

PARCEL 3: EXCLUSIVE USE FOR STORAGE PURPOSES IN AND TO STORAGE SPACE NO. 808-67, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.