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# UNOFFICIAL COPY

**WARRANTY DEED  
GENERAL**



Doc#: 2331241249 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 11/08/2023 02:56 PM Pg: 1 of 3

Dec ID 20231001661960  
ST/CO Stamp 1-253-939-152 ST Tax \$283.50 CO Tax \$141.75  
City Stamp 0-180-197-328 City Tax: \$2,976.75

Property of Cook County Clerk's Office

THE GRANTOR(S), Ana L. Lazu-Delgado, an unmarried woman, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of \$10.00 in hand paid, convey(s) and warrant(s) to Akshay Patil an unmarried person, (Grantee's Address) 1144 W. Schubert Ave #5, Chicago, Illinois 60614, of the County of Cook, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

UNIT 2123-A TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN WEST LOGAN CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 99730292, AS AMENDED FROM TIME TO TIME, IN THE EAST 1/2 OF THE WEST 1/2 IN THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** All covenants, conditions, and restrictions of record

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Real Estate Index Number(s): 13-35-223-028-1008  
Address of Real Estate: 2123 N. Saint Louis Avenue, Unit 1N, Chicago, Illinois 60647

Dated this 1st day of November, 2023

*Ana Lazu-Delgado*

Ana L. Lazu-Delgado

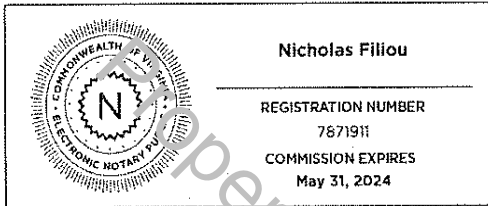
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STATE OF Virginia , COUNTY OF Loudoun ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT  
Ana Lazu-Deigado

personally known to me to be the person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed, and delivered the said instrument as her 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 1st day of November 2023,



[Signature] (Notary Public)

Notarized online using audio-video communication

Prepared By:  
Steven A. Miner II  
The Miner Firm  
421 N. Hough Street  
Barrington, Ill 60010

Mail To:  
Akshay Patil  
1144 West Schubert Avenue, Unit 5  
Chicago, IL 60614

Name and Address of Taxpayer/Address of Property:  
Akshay Patil  
1144 West Schubert Avenue, Unit 5  
Chicago, IL 60614

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ESIGN CONSENT AND DISCLOSURE

Real Estate ESIGN v. 2.1

This consent form provides you with information about our electronic records and electronic signature procedures, and your rights related to completing your real estate transaction electronically ("eClosing"). Once you have reviewed this information, you will be asked to sign this form electronically in order to demonstrate your affirmative consent to receive information about your eClosing using electronic records. If you consent to eClosing, you will also be signing documents electronically.

1. You have the right to conduct your closing using paper documents. If you wish to do so, you should not sign this consent.
2. If you consent to conducting your closing electronically, you can get paper, or nonelectronic, copies of any of your eClosing documents by emailing the title/settlement/escrow agent or lender associated with your transaction. Proof may also, if permitted to do so by the applicable title/settlement/escrow agent or lender associated with your transaction, provide you with the ability to access, view and print copies of completed documents. You may print copies by logging into your account and using the print function. Proof does not guarantee that such documents will be available for print, and such as access is being provided to you as a courtesy. We do not charge a fee for providing paper copies of your documents. You may have the right to request us to delete some of your documents. If that happens, you will no longer be able to access them electronically or request paper copies of the documents that have been deleted.
3. You can withdraw your consent to receive information electronically at any time by emailing us at [support@proof.com](mailto:support@proof.com). If you withdraw your consent before your eClosing is complete, you will not be able to complete your closing using our platform. Proof will not charge you additional fees for withdrawing your consent, but the withdrawal could have a financial impact on you. For example, you could be charged for a rescheduled closing, your loan terms could change if certain documents expire, and if you are purchasing property, the seller may impose certain costs or cancel the sale.
4. This consent applies to your real estate transaction and the process of closing it.
5. You can change your contact information by logging into your account and editing your profile.
6. In order to access and retain these electronic records, you will need the following hardware and software:
  - a. PC, Mac, or mobile device with a screen size and resolution that permits you to read documents and adequate memory to display and store documents;
  - b. Webcam, microphone and speaker sufficient to support a live, real time audio-video connection;
  - c. Windows Vista or later, Mac OSX 10.6 or later, or current versions of Android or iOS operating systems;
  - d. Acrobat Reader v 6.x or later with JavaScript and browser display enabled;
  - e. Broadband internet access;
  - f. An email account;
  - g. For mobile devices, you must install one of the following web browsers with cookies and JavaScript enabled: Firefox v. 2.0 or later, Chrome version 1.2 or later; and
  - h. A printer if you want to print documents.
7. By signing this consent and engaging in an eClosing, you will demonstrate that you have hardware and software that meets the requirements described in paragraph 6.

I have read the information provided above and consent to conducting my eClosing by receiving disclosures using electronic records and electronically signing documents.

Ana Lazu-Delgado 11/01/2023

Signer Signature

Dated

Ana Lazu-Delgado

Print/Type Signer Name