

# UNOFFICIAL COPY

Doc#: 2334806124 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/14/2023 11:05 AM Pg: 1 of 3

## WARRANTY DEED ILLINOIS STATUTORY

Dec ID 20230701685593  
ST/CO Stamp 1-993-711-664 ST Tax \$220.00 CO Tax \$110.00  
City Stamp 0-503-423-024 City Tax: \$2,310.00

BW23066599 1078

Property of Cook County Clerk's Office

(The Above Space for Recorder's Use Only)

THE GRANTOR Kanit Kuevibulvanich, a single person, 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 Mitchell\* Sellinger, a single person of 1919 N. Drake #H Chicago IL 60647, the following described real estate situated in the County of Cook County, in the State of Illinois, to wit:

\* Ryan


### SEE ATTACHED LEGAL DESCRIPTION


Permanent Index Number(s): 14-21-101-054-2684 and 14-21-101-054-1865  
Property Address: 655 West Irving Park Road, Unit 5513 and parking V-65, Chicago, IL 60613



**SUBJECT TO:** Covenants, conditions and restrictions of record, utility easements and general taxes for the year 2022 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 5 day of December 2023.

  
Kanit Kuevibulvanich (Seal)

REAL ESTATE TRANSFER TAX		13-Dec-2023
	CHICAGO:	1,650.00
	CTA:	660.00
	TOTAL:	2,310.00 *
14-21-101-054-1865   20230701685593   0-503-423-024		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		13-Dec-2023
	COUNTY:	110.00
	ILLINOIS:	220.00
	TOTAL:	330.00
14-21-101-054-1865   20230701685593   1-993-711-664		

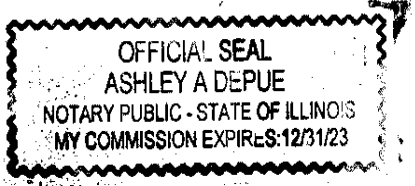
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STATE OF IL )  
 ) SS,  
 COUNTY OF Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Kanit Kuevilvanich 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 5 day of December 2023.

Ashley A. Depue  
 Notary Public



THIS INSTRUMENT PREPARED BY  
 Drost, Kivlahan, McMahon & O'Conner, LLC  
 11 S. Dunton Avenue  
 Arlington Heights, IL 60005

Carly Rios  
 MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Berger, Newmark & Fenchel P.C.  
 1753 N. Tripp Ave.  
 Chicago, IL 60639

Mitchell Sellinger  
 655 West Irving Park Road  
 Unit 5515 and parking V-65  
 Chicago, IL 60613

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BW23066599

Exhibit A

UNIT 5513 AND UNIT V-65 IN PARK PLACE TOWER 1, A CONDOMINIUM AS DELINEATED ON A PLAT OF SURVEY, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'E' TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 31, 2001 AS DOCUMENT 0011020878, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO THE UNIT AS SET FORTH IN THE DECLARATION OF CONDOMINIUM, IN THE NORTHWEST FRACTIONAL 1/4 OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 14-21-101-054-2684 - Unit 5513, 14-21-101-054-1865 - V-65

For Informational Purposes only: 655 West Irving Park Road, Unit 5513, Chicago, IL 60613

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