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Doc# 2335415016 Fee \$88.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/20/2023 02:45 PM PG: 1 OF 4

AFTER RECORDING MAIL TO:

Michael H. Wasserman, P.C.
1 North State Street
Suite 1500
Chicago, IL 60602

SEND SUBSEQUENT TAX BILLS TO:

Sarah L. Krishnan and Jacob Kalliath
3125 W. Fullerton Avenue Unit 211
Chicago, IL 60647

Above Space for Recorder's Use Only

WARANTY DEED

Statutory (ILLINOIS)
General

THE GRANTOR, **Sarah L. Krishnan, n/k/a Sarah Kalliath married to Jacob Kalliath**, of the City of Chicago, County of Cook, State of Illinois, and **Sivaram V. Krishnan**, a married man of the City of Naperville, County of Will, State of Illinois for and in consideration of Ten Dollars and No Cents (\$10.00), in hand paid, **Conveys and Warrants** to GRANTEES, Sarah Kalliath and Jacob Kalliath, married to each other, as tenants by the entirety, the following described Real Estate, situated in the County of Cook in the State of Illinois, in fee simple absolute, to wit:

LEGAL DESCRIPTION

PARCEL ONE: UNIT 211 IN LOGAN VIEW CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: PART OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN AND AS MORE FULLY DESCRIBED IN THE AFORESAID SURVEY WHICH IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 24, 2006 AS DOCUMENT 0608331075, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL TWO: THE EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO B-33, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN THE AFORESAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY ILLINOIS.

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Permanent Index Number(s): 13-36-100-034-1010

Property Address: 3125 W. Fullerton Avenue Unit 211, Chicago, IL 60647

IN WITNESS WHEREOF, Grantor Sivaram V. Krishnan has signed and sealed this Warranty Deed,

this 30th day of October 2023

Sivaram V. Krishnan

Sivaram V. Krishnan

This is NOT my homestead property

STATE OF California)
) SS
COUNTY OF San Diego)

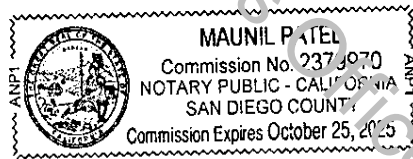
I, the undersigned, a notary public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY THAT, Sivaram V. Krishnan, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth

Given under my hand and official seal, this 30th day of October 2023

Maunil Patel
NOTARY PUBLIC

Commission expires: 10/25/2025

Exempt under 35 ILCS 200/31-45
Paragraph: E Section: 4
of the Real Estate Transfer Act
Dated: 10/30/23



[Signature]
Signature of Buyer, Seller or Representative

This instrument was prepared by:
Law Office of Michael H. Wasserman, P.C.
1 North State Street, Suite 1500
Chicago, Illinois 60602
(312) 726-1512
www.mhwasserman.com

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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, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2022 2nd installment and subsequent years.

Permanent Index Number(s): 13-36-100-034-1010

Property Address: 3125 W. Fullerton Avenue Unit 211, Chicago, IL 60647

IN WITNESS WHEREOF, Grantor Sarah L. Krishnan, n/k/a Sarah Kalliath has signed and sealed this Warranty Deed,

this 30 day of October 2023



Sarah L. Krishnan
n/k/a Sarah Kalliath

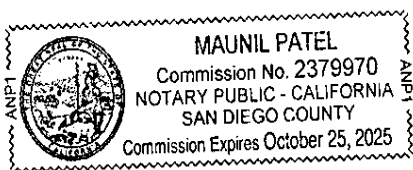
STATE OF California)
) SS
COUNTY OF San Diego)

I, the undersigned, a notary public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY THAT, Sarah L. Krishnan, n/k/a Sarah Kalliath, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.



Given under my hand and official seal, this 30th day of October 2023.




NOTARY PUBLIC



Commission expires: 10/25/2025

REAL ESTATE TRANSFER TAX		15-Dec-202
	COUNTY:	0.0
	ILLINOIS:	0.0
	TOTAL:	0.0
13-36-100-034-1010		20231101669927 0-065-867-824

Warranty Deed

REAL ESTATE TRANSFER TAX		15-Dec-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
13-36-100-034-1010		20231101669927 0-483-004-464

* Total does not include any applicable penalty or interest due.

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or another entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 11 | 6 | 2023

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

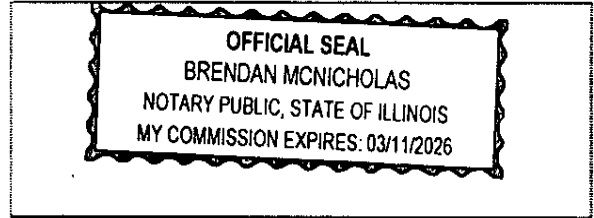
Subscribed and sworn to before me, Name of Notary Public: Brendan McNicholas

By the said (Name of Grantor): Sarah Krishnan

On this date of: 11 | 6 | 2023

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 11 | 6 | 2023

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public: Brendan McNicholas

By the said (Name of Grantee): Sarah Krishnan

On this date of: 11 | 6 | 2023

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), Any person who knowingly submits a false statement concerning the identity of a **GRANTEE** shall be guilty of a **CLASS C MISDEMEANOR** for the **FIRST OFFENSE**, and of a **CLASS A MISDEMEANOR**, for subsequent offenses.

(Attach to **DEED** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)