

UNOFFICIAL COPY

Doc#: 2400206024 Fee: \$107.00

Karen A. Yarbrough

Cook County Clerk

Date: 01/02/2024 09:25 AM Pg: 1 of 2

**WARRANTY DEED
Statutory (Illinois)
Individual to Individual**

Dec ID 20231201603980

ST/CO Stamp 0-210-356-272 ST Tax \$115.00 CO Tax \$57.50

THE GRANTOR;

**MONIKA PALIDER, a widow
Of the Village of Elmwood Park
County of Cook and State of Illinois
for and in Consideration of TEN AND
NO/100 DOLLARS (\$10.00)
In hand paid, and other
Good and valuable consideration
CONVEY AND WARRANT to**

GRANTEE:

**ILIE LAZEA
Married man**

**Of 6714 Church St., Morton Grove, IL, all interest in the following described Real Estate situated
in the County of COOK in the State of Illinois, to wit:**

PARCEL 1:

**UNIT 2334-3A IN 2330-34 N. HARLEM AVENUE CONDOMINIUM AS DELINEATED ON A
SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:
LOTS 1, 2, 3 AND 4 IN BLOCK 1 IN MARWOOD ADDITION TO CHICAGO, A SUBDIVISION
IN SECTIONS 25 AND 36, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD
PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 12, 1913
AS DOCUMENT 5197471, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS
EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 6, 2002
AS DOCUMENT 0021227639, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST
IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.**

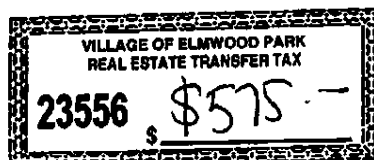
PARCEL 2:

**THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE # 30, A LIMITED COMMON, AS
DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION OF
CONDOMINIUM.**

**Property Address: 2334 N. HARLEM APT 3A., ELMWOOD PARK, IL 60707
Parcel ID Number: 12-36-207-040-1030**

**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.**

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



AT 230849 11
After recording mail to:
Altima Title, LLC.
6444 N. Milwaukee Ave.
Chicago, IL 60631
Ph. 312-651-6070

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Dated this 29 day of December, 2023

Monika Palider
MONIKA PALIDER

State of Illinois)

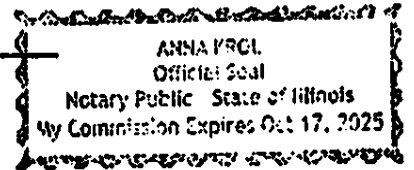
County of Cook)

I, the undersigned, a notary public in and for Cook County, in the State of Illinois, DO HEREBY CERTIFY that MONIKA PALIDER, a widow, 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 she 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 29 day of December, 2023

[Signature]
Notary Public

Commission expires 10.17, 2025



This Instrument was prepared by: CHRISTOPHER S. KOZIOL, 6444 N. MILWAUKEE AVE, CHICAGO, IL 60631

Mail To:

Ilie Lazea
6714 Church St
Morton Grove IL 60053

Send subsequent tax bills to:

Ilie Lozer
6714 Church St
Morton Grove IL 60053