

UNOFFICIAL COPY

**THIS INSTRUMENT WAS
PREPARED BY:**

Michael Z. Margolies
2201 Main
Suite 101
Evanston, Illinois 60202

24CNW7600295E
1/2

Doc#: 2407402219 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 3/14/2024 12:03 PM Pg: 1 of 3

Dec ID 20240301645080
ST/Co Stamp 0-820-533-808 ST Tax \$300.00 CO Tax \$150.00

Chicago Title

WARRANTY DEED

THE GRANTOR(s), JOCELYN SCHULTZ, a married woman, of 2920 W. Chase, Chicago, Illinois, for the consideration of TEN and no/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to CHAMEN B. HAQUE **GRANTEE(s)**, having an address of 8144 Crawford, Skokie, IL 60076, her heirs, successors and assigns, all interest in the real estate situated in the County of Cook in the State of Illinois, legally described on Exhibit A attached hereto and made a part hereof subject to those matters set forth on Exhibit B attached hereto and made a part hereof. The Grantors hereby confirms that the Property being conveyed hereby is NOT homestead property under the Illinois Homestead Exemption Act.

Property Address: 5055 W. Madison Street, Unit 206; Skokie, IL 60077

PIN: 10-21-405-077-1026

TO HAVE AND TO HOLD SAID PREMISES, FOREVER.

IN WITNESS WHEREOF, the Grantor(s) has/have executed this Warranty Deed as of this 3rd day of March, 2024


JOCELYN SCHULTZ

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT JOCELYN SCHULTZ, 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 3 day of March, 2024.

Commission expires _____



Michael Z Margolies

Notary Public

Return to After Recording:

Send Tax Bills To:

John Mantas
1300 Higgins, Suite 310
Park Ridge, IL 60068

Chamen Haque
5055 W. Madison
Unit 206
Skokie, IL 60077

VILLAGE OF SKOKIE	
ECONOMIC DEVELOPMENT TAX	
PIN: <u>10-21-408-077-1024</u>	
ADDRESS: <u>5055 Madison #206</u>	
\$ <u>900.00</u>	
<u>21459</u>	<u>3/5/24</u> <u>ML</u>

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EXHIBIT A

Legal Description

PARCEL ONE:

UNIT 1-206 IN TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE MADISON PLACE CONDOMINIUMS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED NOVEMBER 25, 2002 AS DOCUMENT NUMBER 0021302667, AS AMENDED FROM TIME TO TIME, IN THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL TWO:

THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENTS KNOWN AS PARKING SPACE P-79 AND STORAGE SPACE S-79, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION, AFORESAID. PARCEL THREE: EASEMENT FOR STORM WATER DETENTION FOR THE BENEFIT OF PARCEL 1, CREATED BY THE DEED RECORDED JUNE 16, 1994 AAS DOCUMENT 94530404 OVER AND UPON LOT 2 IN MADISON PLACE CONDOMINIUMS PLAT OF RESUBDIVISION AND CONSOLIDATION BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Property Address: 5055 W. Madison Street, Unit 206, Skokie, IL 60077

PIN: 10-21-405-077-1026

EXHIBIT B

Title Exceptions

Taxes for 2023 (second installment) and subsequent years, condominium declaration, covenants, conditions, agreements, restrictions and reservations of record, and utility easements, and building lines.

Residential\Schultz.J\Closing Docs\Warranty Deed