

2418 UNOFFICIAL COPY

WARRANTY DEED
JOINT TENANCY
Illinois Statutory

Doc#: 2409614300 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 4/5/2024 11:55 AM Pg: 1 of 2

MAIL TO:

Celine A. Stearney
Attorney At Law
211 W. Wacker Drive, Ste 1250
Chicago, Illinois 60606

Dec ID 20240301661890
ST/Co Stamp 1-746-947-632 ST Tax \$170.00 CO Tax \$85.00
City Stamp 0-378-179-120 City Tax \$1,785.00

ADDRESS OF PROPERTY:

5975 N Odell Avenue, 3C
Chicago, Illinois 60631

THE GRANTOR, DEAN MARTIN a married man, of the City of Chicago, State of Illinois, for and in consideration of TEN and no/100 (\$10.00) Dollars, and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to

Sherif
HASAN KORIMULLAH and SADIYAH ALAM, of 6251 N Troy Street, Chicago, Illinois 60659

Tenants by the Entirety
not as Tenants in Common, but as JOINT TENANTS, the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

UNIT 3-"C" IN PARKWAY CIRCLE CONDOMINIUMS AS DELINEATED SURVEY OF LOT 1 AND LOT 2 IN KISLA'S SUBDIVISION OF PART OF THE EAST HALF OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING FROM THE AFORESAID LOT 2, THAT PART TAKEN FROM KISLA'S SECOND SUBDIVISION OF PART OF THE EAST HALF OF SECTION 1 AFORESAID); ALSO LOT 1 IN KISLA'S SECOND SUBDIVISION OF PART OF THE EAST HALF OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND A RESUBDIVISION OF PART OF LOT 2 IN KISLA'S SUBDIVISION OF SAID EAST HALF OF SECTION 1, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 10, 1957 AS DOCUMENT NUMBER 17007741, IN COOK COUNTY, ILLINOIS; ALSO THAT PART OF THE EAST HALF OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT A POINT WHICH IS LOCATED BY MEASURING FROM THE NORTHWEST CORNER OF THE EAST HALF OF LOT 1 OF THE NORTHEAST QUARTER OF SECTION 1; THENCE SOUTH ALONG THE WEST LINE OF SAID EST HALF OF SAID LOT 1, 990 FEET; THENCE 87 DEGREES 00 MINUTES EAST, 705.4 FEET MORE OR LESS TO THE EAST LINE OF LAND CONVEYED TO JOSEPHINE KRICK BY SOLOMON H. BURHANS AND WIFE, DEED DATED AUGUST 25, 1871 AND RECORDED AS DOCUMENT NUMBER 74892, IN THE RECORDER'S OFFICE OF SAID COUNTY IN BOOK 137, PAGE 501; THENCE SOUTH 02 DEGREES WEST ALONG THE EAST LINE OF LAND CONVEYED BY SAID DEED TO JOSEPHINE KRICK, TO THE SOUTH LINE OF PETERSON AVENUE AS DEDICATED BY DEED RECORDED DECEMBER 17, 1946 AS DOCUMENT NUMBER 13964108, BEING THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED TRACT, DESCRIBED AS FOLLOWS: RUNNING THENCE SOUTH 02 DEGREES WEST ALONG SAID EAST LINE, A DISTANCE OF 150 FEET TO A POINT; THENCE WEST PARALLEL WITH THE SOUTH LINE OF PETERSON AVENUE A DISTANCE OF 100 FEET TO A POINT; THENCE NORTH 02 DEGREES EAST AND PARALLEL WITH SAID EAST LINE ABOVE DESCRIBED, A DISTANCE OF 150 FEET TO THE SOUTH LINE OF PETERSON AVENUE; THENCE EAST ON SAID SOUTH LINE OF PETERSON AVENUE, A DISTANCE OF 100 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS (HEREINAFTER REFERRED TO AS PARCEL), WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM BY THE FIRST NATIONAL BANK OF HIGHLAND PARK AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 14, 1972 AND KNOWN AS TRUST NUMBER 1361 RECORDED IN THE OFFICE OF RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 23951433; TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL UNITS THEREOF, AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

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Permanent Index Numbers: 12-01-401-039-1019

Subject to covenants, conditions, easements, and restrictions of record; subject to general real estate taxes for 2024 and subsequent years,

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises, not as Tenants in Common, but as JOINT TENANTS, forever.

TO HAVE AND TO HOLD said premises forever.


DATED this 27th day of March, 2024



DEAN MARTIN

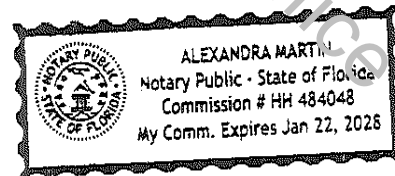
State of Florida, County of Pinella, ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that DEAN ~~M~~ MARTIN, a married man personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the use and purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN under my hand and official seal this 27 day of March 2024.

Alexandra Martin 

NOTARY PUBLIC

My commission expires: Jan 22, 2028



THIS INSTRUMENT PREPARED BY:
DANIEL A. BELLINO
1628 Edinburgh Drive
Bartlett, IL 60103

MAIL TAX BILLS TO:
Hasan Sharif Kothimullah
5975 N Odell Ave, Unit C
Chicago IL 60631