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KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 4/16/2024 10:07 AM Pg: 1 of 3

Doc ID 20240401674108
ST/Co Stamp 0-967-983-408 ST Tax \$285.00 CO Tax \$142.50

A24-3412BV
WARRANTY DEED
ILLINOIS STATUTORY
Individual
A24-3412BV

THE GRANTOR(S) Gheorghe C. Olar, divorced and since not remarried, and Dina Olar, divorced and not since remarried, as joint tenants with rights of survivorship, of the Village of Arlington Heights, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Ivan Zabarylo, a married person, of 2445 N. 79th Ave., Elmwood Park, IL 60707, of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record, general real estate taxes for the year 2023 and all subsequent years.

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

Permanent Real Estate Index Number(s): 08-09-400-070-1035

Address(es) of Real Estate: 1780 S. Arlington Heights Rd., Unit 1A, Arlington Heights, IL 60005

Dated this 17th day of April, 2024

Gheorghe C. Olar

Dina Olar

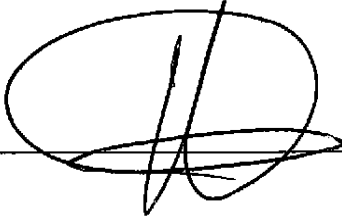
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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gheorghe C. Olar and Dina Olar, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 official seal, this 17th day of April, 20 24.





 (Notary Public)

Prepared by:
DeJuan Law Firm
P.O. Box 577099
Chicago, Illinois 60657

Mail To:
Daniel Scott, Esq.
Chepov & Scott
1700 W Higgins Rd.
Des Plaines, IL 60018

Name and Address of Taxpayer:
Ivan Zabarylo
1780 S Arlington Heights Rd.
Unit 1A
Arlington Heights, IL 60005

REAL ESTATE TRANSFER TAX		15-Apr-2024
	COUNTY:	142.50
	ILLINOIS:	285.00
	TOTAL:	427.50
08-09-400-070-1035		20240401674108 0-987-983-408

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Exhibit "A" – Legal Description

UNIT 1780-1 IN PARK PLACE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THAT PART OF LOT 2 IN ARLINGTON COMMONS, BEING A RESUBDIVISION OF THAT PART OF LOT 5 IN THE SUBDIVISION OF JOSEPH A. BARNES FARM IN SECTIONS 9, 15 AND 16, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED ON JUNE 8, 1983 AS DOCUMENT LR3311732 IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM FILED AS DOCUMENT LR3468377, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

P.I.N.: 08-09-400-070-1035

Property Address: 1780 S Arlington Heights Rd., Unit 1A, Arlington Heights, IL 60005

Property of Cook County Clerk's Office