

# UNOFFICIAL COPY

## WARRANTY DEED

Joint Tenancy  
Illinois Statutory

ST240241501/2

Doc#: 2411323025 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 4/22/2024 11:29 AM Pg: 1 of 2

Dec ID 20240401678768

ST/Co Stamp 0-870-420-784 ST Tax \$129.00 CO Tax \$64.50

THE GRANTOR(S) **Pavlina Gueorguieva**, a married woman, of 688 Sheridan Ct., Lake Zurich, IL 60047, for and in consideration of ten dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to:

**Mariia Kmet**, a married woman and **Olga Kmet**, a married woman, of 357 Surrey Lane, Crete, IL, as Joint Tenants, with the right of survivorship, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

**PARCEL 1: UNIT 1B IN THE 10146 HARTFORD CONDOMINIUM, IN HARTFORD COURT RESUBDIVISION OF LOTS 3,4 AND 5 IN FREDERICK H. PARTLETT'S IRVING PARK AND LAGRANGE ROAD FARMS, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND ALSO THE SOUTH 417.42 FEET OF THE EAST 626.13 FEET OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 00304316, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.**

**PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-2, P-14, AND S-2, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID.**

SUBJECT TO: Covenants, conditions and restrictions of record; Building lines and easements; General real estate taxes for the year 2023 and 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): 12-21-111-021-1002**

**Address(es) of Real Estate: 10146 Hartford Court, Unit 1B, Schiller Park, IL 60176**

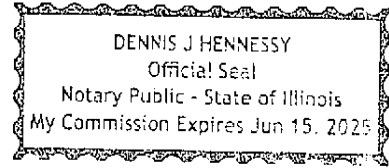
THIS IS NOT HOMESTEAD PROPERTY.

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Dated this 16<sup>th</sup> day of April 2024

By *[Signature]*  
Pavlina Gueorguieva

STATE of Illinois, COUNTY of Talpa ss.



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Pavlina Gueorguieva 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 16<sup>th</sup> Day of April 2024

*[Signature]*  
Notary Public

Prepared by:  
Dennis J. G. Hennessy  
Attorney at Law  
215 Catalpa  
Itasca, IL 60143

REAL ESTATE TRANSFER TAX		22-Apr-2024
COUNTY:		64.50
ILLINOIS:		129.00
TOTAL:		193.50
12-21-111-021-1002		20240401678.58   0-870-420-784

Mail to:

Mariia Kmet  
10146 Hartford Court Unit 1B  
Schiller Park, IL 60176

Name and Address of Taxpayer:  
Mariia Kmet  
10146 Hartford Court, Unit 1B  
Schiller Park, IL 60176