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ATN 24-145428 42 WARRANTY DEED 42

This instrument was prepared by:

Nazar Kashuba, Esq. HT Law LLC 2516 Waukegan Rd, #352 Glenview, Illinois 60025 Tel: (312) 957-8991 Doc#. 2413629158 Fee: \$107.00 CEDRIC GILES COOK COUNTY CLERK'S OFFICE Date 5/15/2024 12:33 PM Pg: 1 of 5

Dec ID 20240401685482 ST/Co Stamp 0-898-674-992 ST Tax \$245.00 CO Tax \$122.50 City Stamp 1-105-056-048 City Tax \$2,572.50

THE GRANTOR(S), ROMAN PRYSHLIAK, a married man, of the County of Cook, State of Illinois, for and in consideration of TET: (10) DOLLARS and other good and valuable consideration, receipt whereof is hereby acknowledge, does hereby sell, assign, transfer, CONVEY and WARRANT onto THE GRANTEE(S) JOHN MORLEY, a single man, of the County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACKET HERETO AND MADE A PART HEREOF

Property Index Number(s):

09-36-419-108-103.:

Address of Real Estate:

6451 N Northwest Hv.y. Unit 1N, Chicago, IL 60631.

SUBJECT TO: the general real estate taxes for the year of 2024 and subsequent years; building lines and use or occupancy restrictions, covenants, conditions and restrictions of record; easements for public utilities; acts of the Grantee.

DATED this 18th day of April 2024.

THIS IS NOT A HOMESTEAD PROPERTY TO THE SPOUSE OF THE GRANTOR.

ROMAN PRYSHLIAK

By

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STATE OF ILLINOIS)
) \$5
COUNTY OF COOK)

l, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY Roman Pryshliak, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his 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 18th day of April 2024.

Notary Public

Tany Pub.

Of Cook Colling Clerk's Office JULIA SUHNASKA OFFICIAL SEAL

AFTER RECORDING, MAIL TO:

John Morley

6451 N Northwest Hwy, 1N

Chicago, IL 60631

SEND SUBSEQUENT TAX BILLS TO:

John Morley

6451 N Northwest Hwy, IN

Chicago, IL 60631

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EXHIBIT "A" **LEGAL DESCRIPTION**

UNIT F-1, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE NORTHWEST POINT NORTH CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. LR3027786 AS AMENDED FROM TIME TO TIME, IN THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

OF COOK COUNTY CLORES OFFICE

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09-36-419-108-1031 | 20240401685482

TOTAL: CTA:

1,837.50

CHICAGO:

Total does not include any applicable penalty or interest due. Property of Cook County Clerk's Office 1-105-056-048 2,572.50 * 735.00 2413629158 Page: 5 of 5

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20240401685482 | 0-898-674-992

COUNTY: TOTAL:

122,50 245,00

Property of Cook County Clark's Office