

# UNOFFICIAL COPY

## WARRANTY DEED

ILLINOIS

Doc#: 2414202209 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/21/2024 3:10 PM Pg: 1 of 3

Dec ID 20240401684759

ST/Co Stamp 1-723-131-184 ST Tax \$145.00 CO Tax \$72.50

145 405 1/2

THE GRANTORS, GALATIA NAPOLEON of the State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to:

NEEYATIANAND

the following described Real Estate situated in the County of Cook in the State of Illinois to wit:  
See Attached Legal Description

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

SUBJECT TO: General taxes for 2023 and subsequent years; Covenants, conditions and restrictions of record, if any; general real estate taxes and special assessments not due and payable at the time of Closing, zoning law and building ordinances, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

Permanent Index Number(s): 16-06-120-045-1007  
Address: 1205 N Harlem Ave, Unit 7, Oak Park, IL 60302

The date of this deed of conveyance is April 24, 2024.

*Galatia Napoleon*  
Galatia Napoleon

State of Illinois, County of Cook, SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Galatia Napoleon of the State of Illinois personally known to me to be the same persons whose name is 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 on April 24, 2024.

*Michael R Curry*  
Notary Public



### Real Estate Transfer Tax



Oak Park

\$1,360.00



9897

rw.oak-park.us

**UNOFFICIAL COPY****LEGAL DESCRIPTION**

UNIT NUMBER 7 IN 1205-07 NORTH HARLEM AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE SOUTH 1/2 OF LOT 8 IN BLOCK 4 IN THE SUBDIVISION (BY FIREMAN'S INSURANCE COMPANY) OF THE SOUTH 22 1/2 ACRES OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26156710 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 16-06-120-045-1007

Address: 1205 N Harlem Ave, Unit 7, Oak Park, IL 60302

Property of Cook County Clerk's Office

This instrument was prepared by:  
Michael R. Curry  
2021 Midwest Rd. #200  
Oak Brook, IL 60523

Send subsequent tax bills to:  
Neevati Anand  
1205 N. Harlem Ave.  
Unit 7  
Oak Park, IL 60302

Mail recorded document to:  
Neevati Anand  
1205 N. Harlem Ave.  
Unit 7  
Oak Park, IL 60302

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16-06-120-045-1007

20240401684759

1-723-131-184

COUNTY:	72.50
ILLINOIS:	145.00
TOTAL:	217.50

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