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2002-03-05 11:46:33
Cook County Recorder 23.50

WARRANTY DEED

~~JOINT TENANTS~~

THE GRANTOR

LUIS E. FERNANDEZ AND MARIA PIZA, husband and wife
533 Walden
Palatine, IL 60067



COOK COUNTY RECORDER
EUGENE "GENE" MOORE
ROLLING MEADOWS

(The Above Space for Recorder's Use Only)

of the Village of Palatine County of Cook, State of Illinois for and in consideration of TEN DOLLARS (\$10.00) in hand paid, CONVEY AND WARRANT to **THE GRANTEE**

Nguyet Thu Ngo & Brian Schiavone
904 Persimmon Lane, Unit D
Mt. Prospect, IL 60056

not in Tenancy in Common, ~~not in Joint Tenancy, but by~~ ~~TENANTS BY THE ENTIRETY~~, the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit (See reverse side for legal description) 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 ~~as husband and wife, not as tenancy in common, but in joint tenancy, but as Tenants by the Entirety~~ forever. **SUBJECT TO:** General Real Estate Taxes for 2001 and subsequent years; building setback lines; easements for public utilities; terms, covenants, conditions, and restrictions of record.

Property Index Number (PIN): **02-15-112-067**
Address of Real Estate: **533 WALDEN, PALATINE, ILLINOIS 60067**

DATED this 15 day of February, 2002.

(SEAL) Luis E. Fernandez (SEAL)
LUIS E. FERNANDEZ

(SEAL) Maria Piza (SEAL)
MARIA PIZA

I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY that



LUIS E. FERNANDEZ AND MARIA PIZA, husband and wife
personally known to me to be the same persons whose names 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.

IMPRESS SEAL HERE
Given under my hand and official seal, this 15 day of February, 2002.

Commission expires _____ 20_____

NOTARY PUBLIC

This instrument was prepared by: **PICKLIN & LAKE • 1941 Rohlwing Road • Rolling Meadows, Illinois 60008**

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Legal Description

of premises commonly known as 533 WALDEN PALATINE, IL 60067

PARCEL 1: THAT PORTION OF LOT 8 IN THE TOWNHOMES OF TIMBERLAKE ESTATES, BEING A SUBDIVISION OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF PALATINE, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 8; THENCE SOUTH 00 DEGREES 01 MINUTES 55 SECONDS EAST 87.35 FEET ALONG THE WEST LINE OF SAID LOT 8 FOR THE POINT OF BEGINNING, THENCE NORTH 89 DEGREES 58 MINUTES 05 SECONDS EAST 59.00 FEET ON A LINE PASSING THROUGH THE CENTERLINE OF A PARTY WALL COMMON TO UNITS NO. 533 (C) AND 537 (B-1) TO A POINT ON THE EAST LINE OF SAID LOT 8; THENCE SOUTH 00 DEGREES 01 MINUTES 55 SECONDS EAST 25.67 FEET ALONG SAID EAST LINE OF LOT 8; THENCE SOUTH 89 DEGREES 58 MINUTES 05 SECONDS WEST 59.00 FEET ON A LINE PASSING THROUGH THE CENTERLINE OF A PARTY WALL COMMON TO UNITS NO. 529 (C-1) AND 533 (C) TO THE WEST LINE OF LOT 8; THENCE NORTH 00 DEGREES 01 MINUTES 55 SECONDS WEST 25.67 FEET ALONG SAID WEST LINE OF SAID LOT 8 TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND HOMEOWNER'S ASSOCIATION RECORDED MAY 2, 1990 AS DOCUMENT NUMBER 90201697.

STATE OF ILLINOIS STATE TAX MAR. -5.02 COOK COUNTY

REAL ESTATE TRANSFER TAX 00252.50 FP351023

COOK COUNTY REAL ESTATE TRANSACTION TAX COUNTY TAX MAR. -5.02 REVENUE STAMP

REAL ESTATE TRANSFER TAX 00126.25 FP351019

Send Subsequent Tax Bills to:

Mail to: { Gerald Rinella, Esq. -118 E. Palatine Road - 1410 Palatine, IL-60067 } Rosita Dr. 533 Walden Palatine, IL 60067

