

UNOFFICIAL COPY

0020200554

1985/248 5 001 Page 1 of 3
2002-02-20 13:51:55
Cook County Recorder 25.00

CTI
WARRANTY DEED
Statutory (Illinois)
(Individual to Individual)



10F2

798517104
0522010415AL

Above Space For Recordors Use Only

THE GRANTOR(S) **BETH M. DI VIRGILIO**, a single person of the Village of Willow Springs, County of Cook, State of Illinois for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, Conveys and Warrants to

CHERI A. TOMKINS a ^{married person} single person of 1385 Oak Ridge Ct., Willow Springs, Il. 60480

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

“SEE LEGAL DESCRIPTION ATTACHED
HERETO AND MADE A PART HEREOF”

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 forever.

Subject To the following, if any: general real estate taxes for 2000 and subsequent years; special assessments confirmed after January 2, 2002; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public utilities; drainage ditches, feeders, laterals and drain tile, pipe or other conduit; if the property is other than a detached, single family home: party walls, party wall rights and agreements; covenants, conditions and restrictions of record; terms provisions, covenants and conditions of the declaration of condominium, if any, and all amendments thereto; any easements established by or implied from the said declaration of condominium or amendments thereof, if any; limitations and conditions imposed by the Illinois Condominium Property Act, if applicable; installments due after the date of closing and easements established pursuant to the declaration of condominium, if any.

STATE OF ILLINOIS

STATE TAX



FEB. 15.07

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000023297

REAL ESTATE
TRANSFER TAX

0011000

FP 102808

BOX 333-CTI

UNOFFICIAL COPY

Property of Cook County Clerk's Office


UNOFFICIAL COPY

Permanent Real Estate Index Number: 23-05-201-066-0000

20200554

Address of Real Estate: 131 A. Willows Edge Court, Willow Springs, Il. 60480

DATED: this 12th day of February, 2002

COUNTY TAX  REVENUE STAMP	COOK COUNTY REAL ESTATE TRANSACTION TAX FEB. 15.02	# 0000023357	REAL ESTATE TRANSFER TAX 0005500
			FP 102802

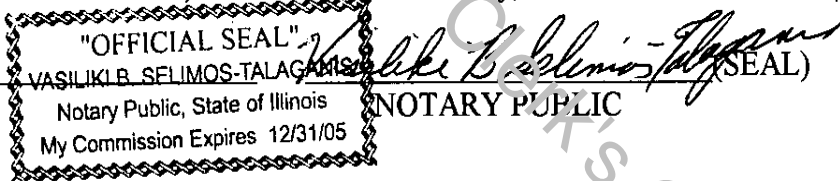
Beth M. DiVirgilio
 Beth M. DiVirgilio

State of Illinois)
) ss.
 County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that BETH M. DIVIRGILIO is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of right of homestead.

Given under my hand and official seal, this 12th day of February, 2002

Commission expires _____



This instrument was prepared by V. BILLIE SELIMOS, Esq.
 8385 Archer Road
 Willow Springs, Illinois 60480

Mail to:
Cheri A. Tomkins
131-A Willows Edge Ct.
Willow Springs, IL 60480

Send Subsequent Tax Bills To:
Cheri A. Tomkins
131-A Willows Edge Ct.
Willow Springs, IL 60480

or Recorder's Office Box No. _____

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STREET ADDRESS: 131 WILLOWS EDGE COURT UNIT A
CITY: WILLOW SPRINGS COUNTY: COOK
TAX NUMBER: 23-05-201-066-0000

20200554

LEGAL DESCRIPTION:

PARCEL 1:

THAT PART OF LOT 5 IN WILLOWS EDGE, BEING A SUBDIVISION IN SECTION 5, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 5; THENCE SOUTH 88 DEGREES 59 MINUTES 18 SECONDS EAST, 19.99 FEET; THENCE SOUTH 1 DEGREE 00 MINUTES 42 SECONDS WEST, 1.60 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 15 SECONDS EAST, 27 FEET; THENCE SOUTH 0 DEGREES 37 MINUTES 45 SECONDS EAST, 49 FEET FOR A PLACE OF BEGINNING; THENCE SOUTH 0 DEGREES 37 MINUTES 45 SECONDS EAST, 27 FEET; THENCE NORTH 89 DEGREES 27 MINUTES 15 SECONDS EAST, 27 FEET; THENCE NORTH 0 DEGREES 37 MINUTES 45 SECONDS WEST, 27 FEET; THENCE SOUTH 89 DEGREES 27 MINUTES 15 SECONDS WEST, 27 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF PARTY WALL RIGHTS, COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS DATED JANUARY 25, 1988 AND RECORDED APRIL 5, 1988 AS DOCUMENT 88138286 AND AS CREATED BY DEED FROM COLE TAYLOR BANL/FORD CITY, AS SUCCESSOR TRUSTEE TO FORD CITY BANK AND TRUST COMPANY, A CORPORATION OF ILLINOIS AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 1, 1973 AND KNOWN AS TRUST NUMBER 382 TO MARK W. TIEDT AND RECORDED MAY 12, 1989 AS DOCUMENT 89214798 FOR INGRESS AND EGRESS.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Property of Cook County Clerk's Office