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Cook County Recorder 25.50



Chicago Title Insurance Company

**WARRANTY DEED  
ILLINOIS STATUTORY  
JOINT TENANTS**



THE GRANTOR(S), Juan I. Miramontes and Maria Miramontes, husband and wife, of the Village of Palatine, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Aracely Cenicerros and Irene Duran, not as tenants in common, but as joint tenants, (GRANTEE'S ADDRESS) 512 E. Spruce Drive, Palatine, Illinois 60074 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

**SUBJECT TO:** covenants, conditions and restrictions of record, private public and utility easements and roads and highways, general taxes for the year 2001 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2002

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 not as tenants in common, but as joint tenants forever.

Permanent Real Estate Index Number(s): 02-01-302-077-1056

Address(es) of Real Estate: 11A Dundee Quarter Drive, Unit 11-206, Palatine, Illinois 60074

Dated this 23rd day of April, 2002

Juan I. Miramontes  
Juan I. Miramontes

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Maria Miramontes  
Maria Miramontes

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STATE OF ILLINOIS, COUNTY OF Cook SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Juan I. Miramontes and Maria Miramontes, husband and wife, 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 23rd day of April, 2002



*Arturo P. Gonzalez* (Notary Public)


Prepared By: Arturo P. Gonzalez  
66 S. Grove Avenue  
Elgin, Illinois 60120


Mail To:  
Guillermo Alvarado  
452 N. York Rd.  
Elmhurst, Illinois 60126


MAIL TO:  
RESIDENTIAL TITLE SERVICES  
1910 S. HIGHLAND AVE.  
SUITE 202  
LOMBARD, IL 60148


Name & Address of Taxpayer:  
Araely Cenicerros and Irene Duran  
#1A Dundee Quarter Drive, Unit 11-206  
Palatine, Illinois 60074

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STATE TAX	STATE OF ILLINOIS  MAY. 17.02 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000039738	REAL ESTATE TRANSFER TAX 0009900 FP 326669
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COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX  MAY. 17.02 REVENUE STAMP	# 0000078528	REAL ESTATE TRANSFER TAX 0004950 FP326670
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STATE TAX	STATE OF ILLINOIS  MAY. 17.02 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000039740	REAL ESTATE TRANSFER TAX 0000100 FP326669
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COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX  MAY. 17.02 REVENUE STAMP	# 0000078528	REAL ESTATE TRANSFER TAX 0000050 FP326670
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EXHIBIT 'A'

## Legal Description

UNIT NO. 11-206 IN WINDHAVEN CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF A PORTION OF THAT PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR WINDHAVEN ADD ON CONDOMINIUM AND EASEMENTS RELATING TO UNCONVERTED AREA, RECORDED IN COOK COUNTY AS DOCUMENT NO. 25609759 (THE DECLARATION ) TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL II:

NON-EXCLUSIVE EASEMENT IN PERPETUITY FOR THE BENEFIT OF PARCEL 1, AS CREATED BY GRANT DATED JUNE 1, 1971 AND RECORDED SEPTEMBER 30, 1971 AS DOCUMENT 21648039 FROM AGNES C. SPLITT AND ROY J. SPLITT, HER HUSBAND, TO AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST NUMBER 22-7564-00-3, ITS SUCCESSORS AND ASSIGNS, FOR CONSTRUCTION, INSTALLATION OPERATION USE AND MAINTENANCE OF ALL UTILITIES AND LINES REQUIRED IN CONNECTION HERewith, OVER THE FOLLOWING DESCRIBED PROPERTY:

THAT PART OF THE NORTH 2096.75 FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 1, 1104.90 FET SOUTH OF THE NORTH LINE OF SAID SOUTH WEST QUARTER; THENCE WEST 145 FEET; THENCE NORTH 295 FEET; THENCE EAST 145 FEET; THENCE SOUTH ALONG SAID EAST LINE OF THE SOUTH WEST QUARTER, 295 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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Cook County Clerk's Office