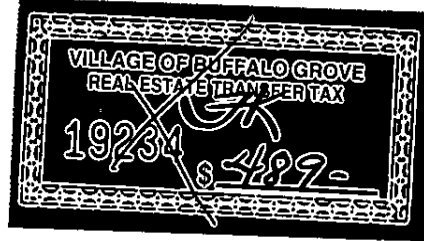


CTST S210 TP

TRUSTEE'S DEED

Mail to:

Dmitriy Meleshko
914 N. Milwaukee #303
Wheeling IL 60090



This indenture is made this 28 day of June, 2002 between Nancy H. Porges, trustee under Trust Agreement Dated May 23, 1990 and known as the Leonard M. Porges and Nancy H. Porges Trust, grantor, and Vladimir Filippov and Olga Filippov, of 404 Inland Drive, Wheeling, IL 60090, grantees.

2P
①

WITNESSETH that grantor, in consideration of the sum of TEN AND NO/100 DOLLARS, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the grantor as said trustee, and of every other power and authority the grantor hereunto enabling, does hereby convey and quitclaim unto grantee, in fee simple, the following described real estate, not in tenancy in common, nor in joint tenancy, but in TENANCY BY THE ENTIRETY, situated in the County of Cook, State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

P.I.N 03-04-300-021-1119 Property Address: 210 Old Oak Drive, #162, Buffalo Grove, IL 60089

SUBJECT ONLY TO THE FOLLOWING, IF ANY: covenants conditions and restrictions of record so long as they do not interfere with Purchaser's use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements.

DATED June 14, 2002.

Nancy H. Porges
Nancy H. Porges, Trustee under Trust Agreement Dated May 23, 1990 and known as the Leonard M. Porges and Nancy H. Porges Trust

STATE OF ILLINOIS, COUNTY OF Cook: SS

The undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that Nancy H. Porges, trustee under Trust Agreement Dated May 23, 1990 and known as the Leonard M. Porges and Nancy H. Porges Trust, 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.

Given under my hand and official seal this June 14, 2002.

[Signature]
Notary Public

Mail to bills to Vladimir & Olga Filippov, 210 Old Oak Drive, #162, Buffalo Grove, IL 60089
THIS INSTRUMENT PREPARED BY: David B. Stolman, 70 S. Hwy. 45 #205, Grayslake, IL 60030

BOX 333-CTI

UNOFFICIAL COPY

STREET ADDRESS: 210 OLD OAK DRIVE #162
CHICAGO GROVE COUNTY: COOK
TAX NUMBER: 03-04-300-021-1119

LEGAL DESCRIPTION:

UNIT 162, AS DELINEATED ON A SURVEY OF A PART OF LOT 'C' IN BUFFALO GROVE UNIT NO. 7 BEING A SUBDIVISION IN SECTIONS 4 AND 5, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST NO. 38157, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 23500200; TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD PURSUANT TO SAID DECLARATIONS, AND TOGETHER WITH ADDITIONAL EMELS AS SUCH AMENDED DECLARATIONS ARE FILED OF RECORD, AND THE PERCENTAGES SET FORTH IN SUCH AMENDED DECLARATIONS, WHICH PERCENTAGES SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE ON THE RECORDING OF EACH SUCH AMENDED DECLARATION AS THROUGH CONVEYED HEREBY, ALL IN COOK COUNTY, ILLINOIS

3 4 5 8 0 5
REAL ESTATE TRANSACTION TAX
REVENUE STAMP JUL 23 '02
P.B. 11427
Cook County
81.50

COOK CO. NO. 018
3 1 7 5 1 7
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
JUL 23 '02
P.B. 10686
163.00

20813831

UNOFFICIAL COPY

Property of Cook County Clerk's Office