

# UNOFFICIAL COPY

## WARRANTY DEED

TENANCY BY THE ENTIRETY



0311502047

Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 04/25/2003 09:05 AM Pg: 1 of 3

Statutory (Illinois) Joint  
(Individual to Individual)

MAIL TO:

165228A  
Guillermo Alvarado  
452 N. York Rd  
Camden NJ 08136

NAME & ADDRESS OF TAXPAYER:

BENJAMIN AND TERESA BLANCAS  
259 Dover Dr  
DES PLAINES IL 60018

RECORDER'S STAMP

THE GRANTOR(S) Jayanti K. Patel and Manjula J. Patel, his wife  
of the Village of Des Plaines County of Cook State of Illinois  
for and in consideration of Ten and No/100 DOLLARS  
and other good and valuable considerations in hand paid,  
CONVEY(S) AND WARRANT(S) to Benjamin Blancas and Teresa Blancas, his wife

(GRANTEES' ADDRESS) 815 Oakton Unit 104, Des Plaines, Illinois 60018  
of the Village of Des Plaines County of Cook State of Illinois  
husband and wife, not as Joint Tenants or as Tenants in Common, but as TENANTS BY THE ENTIRETY, the following  
described real estate situated in the County of Cook, in the State of Illinois, to wit:

See legal description attached to and made part  
of this Warranty Deed - Tenants by the Entirety  
NOTE: If complete legal cannot fit in this space, leave blank and attach a  
separate 8.5" x 11" sheet with a minimum of .5" clear margin on all sides.

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 Joint Tenants or Tenants in Common but as Tenants  
by the Entirety forever.

Permanent Index Number(s): 08-24-402-049  
Property Address: 259 Dover Dr., Des Plaines, Illinois 60018



Dated this 14th day of March, 2003 19

Jayanti K Patel (Seal) Manjula J Patel (Seal)  
Jayanti K. Patel (Seal) Manjula J. Patel (Seal)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

COMPLIMENTS OF Chicago Title Insurance Company



CTIC Form No. 157

3  
AE

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STATE OF ILLINOIS } ss.  
County of Cook }

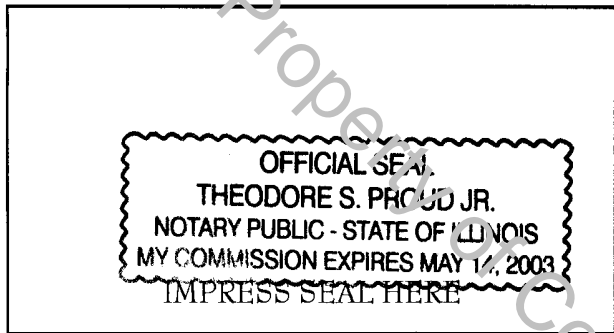
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Jayanti K. Patel and Manjula J. Patel, his wife

personally known to me to be the same person s whose name s they subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that t he y signed, sealed and delivered the 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 notarial seal, this 14th day of March, 2003, 19     .

*[Handwritten Signature]*  
\_\_\_\_\_  
Notary Public

My commission expires on \_\_\_\_\_, 19 \_\_\_\_\_.



\_\_\_\_\_ COUNTY - ILLINOIS TRANSFER STAMP



\* If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME and ADDRESS OF PREPARER:  
T. Proud  
1527 Fairfield Lane  
Hoffman Estates, Illinois 60195

EXEMPT UNDER PROVISIONS OF PARAGRAPH \_\_\_\_\_ SECTION 4,  
REAL ESTATE TRANSFER ACT  
DATE: \_\_\_\_\_

\_\_\_\_\_  
Signature of Buyer, Seller or Representative

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: ( 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: ( 55 ILCS 5/3-5022).

COUNTY TAX	 <b>COOK COUNTY</b> REAL ESTATE TRANSACTION TAX APR. -7.03 REVENUE STAMP	# 0000100189	<b>REAL ESTATE TRANSFER TAX</b> 0008250 FP326670
	STATE TAX  <b>STATE OF ILLINOIS</b> REAL ESTATE TRANSFER TAX APR. -7.03 DEPARTMENT OF REVENUE		# 0000049793

TO \_\_\_\_\_

FROM \_\_\_\_\_

Statutory (Illinois)  
(Individual to Individual)

**WARRANTY DEED**  
TENANCY BY THE ENTIRETY

**UNOFFICIAL COPY**

Law Title Insurance Company, Inc.

Commitment Number: 165228A

**SCHEDULE C  
PROPERTY DESCRIPTION**

The land referred to in this Commitment is described as follows:

PARCEL 1: THE NORTH 24.33 FEET OF THE SOUTH 175.69 FEET ALL BEING THE FOLLOWING DESCRIBED TRACT AND MEASURED ALONG AND AT RIGHT ANGLES TO THE WEST LINE THEREOF; THAT PART OF LOT 1 IN ZEMON'S CAPITOL HILL SUBDIVISION UNIT NO. 3, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS; COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE WESTWARD ALONG THE SOUTH LINE OF SAID LOT 1 SOUTH 88 DEGREES 20 MINUTES 34 SECONDS WEST A DISTANCE OF 246.48 FEET TO THE PLACE OF BEGINNING; THENCE CONTINUING WESTWARD ALONG THE SAID SOUTH LINE OF LOT 1, SOUTH 88 DEGREES 20 MINUTES 34 SECONDS EAST A DISTANCE OF 70.50 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE NORTHWARD ALONG THE WEST LINE OF SAID LOT 1, NORTH 1 DEGREE 39 MINUTES 26 SECONDS WEST A DISTANCE OF 232.33 FEET; THENCE NORTH 88 DEGREES 20 MINUTES 34 SECONDS EAST A DISTANCE OF 70.50 FEET THENCE SOUTH 1 DEGREE 39 MINUTES 26 SECONDS EAST A DISTANCE OF 232.33 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE NORTH 12 FEET OF THE SOUTH 172 FEET (EXCEPT THE EAST 30 FEET THEREOF) ALL BEING OF THE FOLLOWING DESCRIBED TRACT; ALL NORTH AND SOUTH MEASUREMENTS MADE ALONG THE EAST AND WEST LINES AND ALL EAST AND WEST MEASUREMENTS MADE AT RIGHT ANGLES TO THE SOUTH LINE OF THE FOLLOWING; THAT PART OF LOT 1 IN ZEMON'S CAPITOL HILL SUBDIVISION UNIT NO. 3 BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE EAST LINE OF SAID LOT 1, BEING 75 FEET SOUTH OF THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 88 DEGREES 19 MINUTES 16 SECONDS WEST, A DISTANCE OF 210.20 FEET TO THE PLACE OF BEGINNING; THENCE NORTH 1 DEGREE 40 MINUTES 44 SECONDS WEST A DISTANCE OF 72 FEET; THENCE SOUTH 80 DEGREES 19 MINUTES 16 SECONDS WEST, A DISTANCE OF 36.13 FEET; THENCE SOUTH 1 DEGREE 39 MINUTES 26 SECONDS EAST A DISTANCE OF 300 FEET; THENCE NORTH 88 DEGREES 19 MINUTES 16 SECONDS EAST A DISTANCE OF 60 FEET; THENCE NORTH 1 DEGREE 39 MINUTES 26 SECONDS WEST A DISTANCE OF 228 FEET; THENCE SOUTH 88 DEGREES 19 MINUTES 16 SECONDS A DISTANCE OF 23.84 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EASEMENTS FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF PARCELS 1 AND 2 AS SET FORTH AND DEFINED ON THE PLAT OF SUBDIVISION RECORDED AS DOCUMENT NO. 18117472 AND IN THE DECLARATION RECORDED AS DOCUMENT NO. 1873892, IN COOK COUNTY, ILLINOIS.