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This Instrument was prepared by: David G. Spak, Attorney at Law Two Northfield Plaza Suite 340 Northfield, Illinois 60093



Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 05/23/2003 08:32 AM Pg: 1 of 3

After Recording, Forward to:

Randy S. Heidenfelder Attorney at Law 480 Surryse Road Lake Zurich, H. 60047

Send Future Tax Fills to: Lindell C. Richey 470 W. Mahogany Court, #602 Palatine, Illinois 60061

THE GRANTOR, PETER C. MILL'ER and MARTHA J. MILLER, of 5507 Highland Drive, Palatine, Illinois 60067, for and in consideration of TEN AND 05/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY(S) AND WARRANT(S) to: LINDELL C. RICHEY, of 1408 Eddy Lane, Lake Zurich, Illinois 60047, the following described Real Estate situated 1 1 tl e County of Cook, in the State of Illinois, to wit:

WARRANTY DEED

See Exhibit "A" attached here a and made a part hereof by this reference.

The Real Estate commonly known as 470 W. Mahogany Court, #602 (Plan Unit 1-606), Palatine, Illinois P.J.N.: **0**2-15-301-007-0000 (affects Real Estate and other property)

A/K/A 02-15-30-598-1050-6

The foregoing conveyance and Grantor's warranty of title herein is surject to: general real estate taxes not due and payable at the time of closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the 'keal Estate.

DATED this 25th day of April, 2003

PETER C. MILLER

MARTHA J. MILLER

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State of Illinois)
)SS
County of Cook)

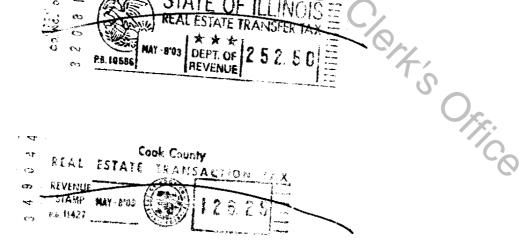
I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY THAT Peter C. Miller and Martha J. Miller, personally known to me to be the same persons whose names are subscribed to the forgoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand any official seal, this 25th day of April, 2003

Commission Expires:

"CAPICIAL SEAL" PATRICIA A. TATAK Notary Public, Flate of Illinois My Commission , xpires 11/29/06





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Exhibit A

Legal Description

Loan # 13319132 Borrower: Richey

Property: 470 W Mahogony Ct Apt 602

Paletine, IL 60067

PARCEL 1: UNIT 1-606 IN THE GROVES OF PALATINE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

CERTAIN LOTS IN THE GROVES OF PALATINE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 15, TOWNSHIP 42, NORTH RANGE 10, EAST OF THE THIRD PRINCIPAL MEPIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 30, 2002 AS DOCUMENT NUMBER 0021458156 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 OVER LOTS 11 AND 12 (COMMON AREA) AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE GROVES OF PALATINE HOMEOWNERS ASSOCIATION RECORDED OCTOBER 1, 2001 AS DCCUMENT NUMBER 0021076634 AND AS AMENDED FROM TIME TO TIME, IN THE GROVES OF PALATINE SUBDIVISION, BEING A SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P1-30 & STORAGE SPACE S1-30 AS LIMITED COMMON ELEMENTS AS DELINEATED ON THAT SURVEY ATTACHED AS EXHIBIT "A" TO DECLARATION RECORDED AS DOCUMENT 0021453156.

Office

