



Doc#: 0406501126
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 03/05/2004 10:27 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

COOK COUNTY, ILLINOIS

2

Above Space for Recorder's Use Only

THE GRANTOR, Billy Bob Marketing, L.L.C an IL limited liability company for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(s) and WARRANT(s) to Arnold Goldberg and Rosalyn Goldberg, of 1537 Arlington Heights Rd, Arlington Heights, Illinois 60004, Grantee, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See Page 2 for Legal Description), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, *not as tenants in common or joint tenancy, but as TENANTS BY THE ENTIRETY.*

SUBJECT TO: Real Estate taxes not yet due and payable; The Declaration, By-Laws and regulations, if any, for 12 Oaks At North Arlington Townhomes; Covenants, conditions, restrictions and building lines of record, easements existing or of record; acts done or suffered by grantee.

Permanent Real Estate Index Number(s): 03-20-111-001-0000

Address of Real Estate: 1537 Arlington Heights N. Arlington Heights Rd
Home A, Arlington Heights, IL 60004

The date of this deed of conveyance is 10/14/2003

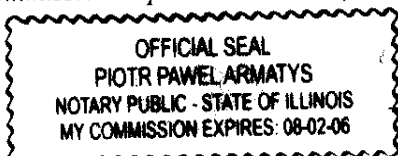
Billy Bob Marketing, L.L.C

By: *Diane Golin*
(SEAL) as Managing Member of
aforesaid

State of Illinois, County of Cook. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Diane Golin, Managing Member of Billy Bob Marketing, L.L.C is personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, as such trustee, for the uses and purposes therein set forth.

(Impress Seal Here)
(My Commission Expires 08-02-2006)

Given under my hand and official seal on 10/14/2003.



Piotr Pawel Armatys
Notary Public

LICOR TITLE

Property of Cook County Clerk's Office

NOV 15

UNOFFICIAL COPY**TICOR TITLE INSURANCE COMPANY**

ORDER NUMBER: 2000 000533167 CH
STREET ADDRESS: 1537 A ARLINGTON HEIGHTS RD. (LOT 4)
CITY: ARLINGTON HEIGHTS **COUNTY:** COOK COUNTY
TAX NUMBER: 03-20-111-004-0000

LEGAL DESCRIPTION:

PARCEL 1:


UNIT 1537 A (LOT 4)


THAT PART OF LOT 4 IN BLOCK 3 IN STOLTZNER'S ARLINGTON NORTH, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 4; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 4, A DISTANCE OF 24.94 FEET; THENCE NORTH AT RIGHT ANGLES TO THE SOUTH LINE OF SAID LOT, A DISTANCE OF 11.38 FEET FOR THE POINT OF BEGINNING, SAID POINT OF BEGINNING BEING THE SOUTHERLY EXTENSION OF THE WEST FACE OF A BRICK, FRAME AND STONE TOWNHOUSE BUILDING; THENCE NORTH 00/-22'-20" EAST ALONG THE WEST FACE OF A BRICK, FRAME AND STONE TOWNHOUSE BUILDING, AND ITS SOUTHERLY AND NORTHERLY EXTENSIONS, A DISTANCE OF 59.20 FEET; THENCE SOUTH 89/-35'-13" EAST, A DISTANCE OF 24.33 FEET, TO THE NORTHERLY EXTENSION OF THE CENTERLINE OF A PARTY WALL; THENCE SOUTH 00/-22'-20" WEST ALONG CENTERLINE OF A PARTY WALL AND NORTHERLY AND SOUTHERLY EXTENSIONS, 59.21 FEET; THENCE NORTH 89/-34'-28" WEST, A DISTANCE OF 24.33 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AS DEFINED IN DECLARATION FOR 12 OAKS AT NORTH ARLINGTON TOWNHOMES DATED ~ AND RECORDED ~ AS DOCUMENT ~ FOR THE PURPOSE OF INGRESS AND EGRESS OVER TOWNHOME MAINTENANCE AREA AS DEFINED IN SECTION 2.04 OF THE DECLARATION AFORESAID.

STATE TAX  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	STATE OF ILLINOIS MAR.-3.04	# 0000016470	REAL ESTATE TRANSFER TAX
			0022500

COUNTY TAX  REVENUE STAMP	COOK COUNTY REAL ESTATE TRANSACTION TAX MAR.-3.04	# 0000016408	REAL ESTATE TRANSFER TAX
			0011250