

WARRANTY DEED

UNOFFICIAL COPY



RETURN TO: S. Aaron Tenenbaum  
5920 W. Dempster, # 200  
Morton Grove, IL 60053

Doc#: 0407249151  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 03/12/2004 12:29 PM Pg: 1 of 3

SEND TAX BILLS TO:

Arnold Dearwood and Luba Shenderovsky  
255 A 12<sup>th</sup> Street  
Wheeling, Illinois 60090

THE GRANTOR(S), **DOUG BRUNMIER**, a bachelor, of the Village of Wheeling, County of Cook, State of Illinois for and in consideration of Ten and no/100 (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND WARRANTY(S) to

*R.*  
**Arnold Dearwood, unmarried**      **Luba Shenderovsky, unmarried**  
10 CT Lagoon View                      1319 Longacre Ln.  
Northbrook, Illinois 60062      Wheeling, Illinois 60090

*AS* Tenants in Common, *And NOT AS Joint Tenants,*

The following described real estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO

P.I.N.      03-02-310-026  
Address of Property: 255 A 12<sup>th</sup> Street, Wheeling, Illinois 60090

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 2<sup>nd</sup> day of March, 2004.

*[Signature]*  
Doug Brunmier by *[Signature]* in fact  
DOUG BRUNMIER (SEAL)

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Property of Cook County Clerk's Office

STATE TAX

STATE OF ILLINOIS	REAL ESTATE TRANSFER TAX
MAR. 11.04	00204.00
COOK COUNTY	FP351023

REORDER ITEM # TX-1000 LABEL

COUNTY TAX

COOK COUNTY REAL ESTATE TRANSACTION TAX	REAL ESTATE TRANSFER TAX
MAR. 11.04	00102.00
REVENUE STAMP	FP351014

# 0000013651

# 0000013330

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Legal Description

THAT PART OF LOT 10 IN STRONG GATE RESUBDIVISION, BEING A SUBDIVISION IN SECTION 2, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 21, 1990 AS DOCUMENT NO. 90569741, AS AMENDED, DESCRIBED AS FOLLOWS:

PARCEL 15: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 10; THENCE NORTH 89 DEGREES 59 MINUTES 56 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT 10 A DISTANCE OF 55.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 10; THENCE SOUTH 0 DEGREES 00 MINUTES 04 SECONDS EAST 21.83 FEET; THENCE SOUTH 89 DEGREES 59 MINUTES 56 SECONDS WEST 27.67 FEET; THENCE SOUTH 0 DEGREES 00 MINUTES 04 SECONDS EAST 11.00 FEET; THENCE SOUTH 89 DEGREES 59 MINUTES 56 SECONDS WEST 27.33 FEET TO A POINT ON THE WEST LINE OF SAID LOT 10; THENCE NORTH 0 DEGREES 00 MINUTES 04 SECONDS WEST ALONG SAID WEST LINE A DISTANCE OF 32.83 FEET; SAID PARCEL OF LAND DESCRIBED CONTAINS 0.034 ACRE, MORE OR LESS, ALL IN COOK COUNTY, ILLINOIS.

SUBJECT TO DECLARATION OF EASEMENTS AND COVENANTS BY GRANTOR RECORDED AS DOCUMENT NO. 90357534, AS AMENDED, WHICH IS INCORPORATED HEREIN BY REFERENCE HERETO. GRANTOR HEREBY GRANTS TO GRANTEE, HEIRS AND ASSIGNS, AS EASEMENTS APPURTENANT TO THE PREMISES CONVEYED THE EASEMENTS CREATED BY SAID DECLARATION FOR THE BENEFIT OF THE OWNERS OF THE PARCELS OF REALTY HEREIN DESCRIBED AND GRANTOR RESERVES UNTIL ITSELF, ITS SUCCESSORS AND ASSIGNS, AS EASEMENT APPURTENANT TO THE REMAINING PARCELS DESCRIBED IN SAID DECLARATION, THE EASEMENTS THEREBY CREATED FOR THE BENEFIT OF SAID REMAINING PARCELS DESCRIBED IN SAID DECLARATION AND THIS CONVEYANCE IS SUBJECT TO THE SAID EASEMENTS AND THE RIGHT TO THE GRANTOR TO GRANT SAID EASEMENTS IN THE CONVEYANCES AND MORTGAGES OF SAID REMAINING PARCELS OR ANY OF THEM, THEIR HEIRS, SUCCESSORS AND ASSIGNS, COVENANTS TO BE BOUND BY THE COVENANTS AND AGREEMENTS IN SAID DOCUMENT SET FORTH AS COVENANTS RUNNING WITH THE LAND.

STATE OF ILLINOIS } ss.  
COUNTY OF }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **DOUG BRUNMIER**, personally known to me to be the same people whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they 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 2 day of March, 2004.

Sara Rzeppa  
NOTARY PUBLIC

My commission expires on 10/06/07, 2004.



COUNTY-ILLINOIS TRANSFER STAMP

NAME and ADDRESS OF PREPARER:  
MARK A. HERRICK  
340 W. Butterfield Road  
Suite 2A  
Elmhurst, Illinois 60126

EXEMPT UNDER PROVISIONS OF PARAGRAPH \_\_\_\_\_ SECTION 4,  
REAL ESTATE TRANSFER ACT  
DATE: \_\_\_\_\_  
Signature of Buyer, Seller or Representative