

ST5059649 J 19/04

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WARRANTY DEED

Statutory (Illinois)

The Grantor(s), **Carmine Naccarato and Elizabeth Naccarato, his wife, of the County of Cook, State of Illinois**, for the consideration of TEN (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEY AND WARRANT(S) to **Kelly A. Kraft**, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION:

SEE ATTACHED

PIN # 02-15-301-047-1020


PROPERTY ADDRESS: 470 W. MAHOGANY COURT, #³⁰⁵ PALATINE, ILLINOIS 60067
FOR REFERENCE OF PROPERTY ONLY

SUBJECT TO: (1) General real estate taxes for the year (2003) and subsequent years. (2) Covenants, conditions and restrictions of record.

Dated this 12th day of April, 2004.


 (Seal)
CARMINE NACCARATO

x  (Seal)
ELIZABETH NACCARATO



Doc#: 0415933102
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 06/07/2004 09:33 AM Pg: 1 of 3

STATE TAX




STATE OF ILLINOIS
JUN.-3.04
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000070337

REAL ESTATE TRANSFER TAX
00224.00
FP 102808

COUNTY TAX



COOK COUNTY
REAL ESTATE TRANSACTION TAX
JUN.-3.04
REVENUE STAMP

0000070516

REAL ESTATE TRANSFER TAX
00112.00
FP 102802

BOX 333-CP

3/8

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State of Illinois)
) SS.
County of Cook)

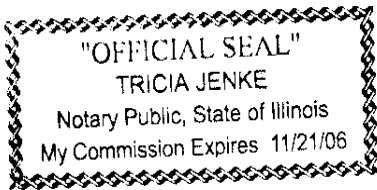
I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that **Carmine Naccarato and Elizabeth Naccarato**, personally known to me to be the same person(s) whose names subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as 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 notary seal, this 12th day of April, 2004.

Commission Expires 11/21/06



NOTARY PUBLIC



This Instrument was prepared by Vincent Sansonetti & Associates, Ltd., 5521 N. Cumberland, Suite 1109, Chicago, IL 60656

MAIL TO:
Joseph Nery, Attorney at Law

4124 W. 63rd Avenue

Chicago, Illinois 60629

SEND SUBSEQUENT TAX BILLS TO:
Kelly A. Kraft

470 W. Mahogany Court, # 309

Palatine, Illinois 60067

Property of Cook County Clerk's Office

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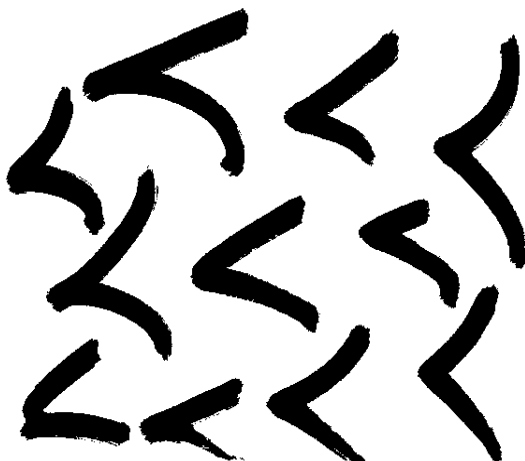
PARCEL 1: UNIT 1-309 IN THE GROVES OF PALATINE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

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 MERIDIAN, 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 DOCUMENT 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 P1-50 & STORAGE SPACE S1-50 AS LIMITED COMMON ELEMENTS AS DELINEATED ON THAT SURVEY ATTACHED AS EXHIBIT "A" TO DECLARATION RECORDED AS DOCUMENT 0021458156.



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