

# UNOFFICIAL COPY



## WARRANTY DEED *x, husband & wife*

Doc#: 0503135343  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 01/31/2005 03:08 PM Pg: 1 of 3

THE GRANTORS, Brian T. O'Gara and Margaret A. O'Gara of the Village of Winnetka, County of Cook, State of Illinois, for and in consideration of Ten and no/100<sup>ths</sup> Dollars, in hand paid, and for other good and valuable consideration, convey and warrant to Patricia Hurley of 480 Madison Avenue, Glencoe, Illinois 60022, the following described real estate situated in the County of Cook, in the State of Illinois:

### Parcel 1:

~~Unit 201 in the Northfield Village Center Condominium, as delineated on a survey of the following described real estate:~~

~~Lot 2 in Northfield Village Center Subdivision, being a subdivision of part of the southwest ¼ of Section 19, Township 42 North, Range 15, East of the third principal meridian,~~

~~Which survey is attached as Exhibit <sup>TM</sup>D5 to the Declaration of Condominium recorded as document number 89524399 together with its undivided percentage interest in the common elements, in Cook County, Illinois.~~

### Parcel 2:

~~Easement for ingress and egress for the benefit of Parcel 1 as set forth in Declaration of Easements recorded as document number 88023405, in Cook County, Illinois.~~

~~Commonly known as Unit 201, 308 Happ Road, Northfield, Illinois. PIN: 05-19-327-004-1010  
Volume 0100~~

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois, but subject to general real estate taxes not due and payable as of the date of this instrument; covenants, conditions, and restrictions of record; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of this instrument of general assessments established pursuant to the Declaration of Condominium or amendments thereto.

Dated this 20<sup>th</sup> day of December, 2004

*Brian T. O'Gara*

Brian T. O'Gara

*Margaret A. O'Gara*

Margaret A. O'Gara

**FIRST AMERICAN TITLE**

986272

1081

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AC

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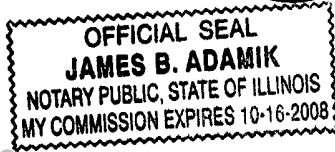
State of Illinois

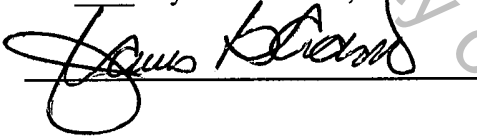
County of Cook

I am a notary public. Brian T. O'Gara and Margaret A. O'Gara are personally known to me. They acknowledged that they signed, sealed, and delivered the instrument as their free and voluntary for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

  
Notary Public

Given under my hand and official seal,  
this 20 day of December, 2004.





This instrument was prepared by: James B. Adamik, 426 Franklin Avenue, River Forest, Illinois 60305.

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

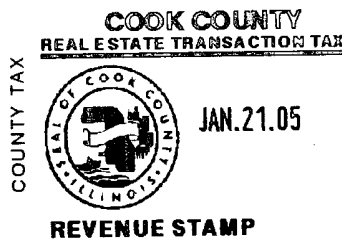
D. LEE PADGITT  
PADGITT, PADGITT + PEPPEY LTD.  
560 GREEN BAY RD. #100  
WINNETKA IL 60093

PATRICIA HURLEY  
308 HARR RD. #201  
NORTHFIELD IL  
60093



REAL ESTATE TRANSFER TAX
0028400
FP 103027

# 0000004445



REAL ESTATE TRANSFER TAX
0014200
FP 103028

# 0000004655

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LEGAL DESCRIPTION - EXHIBIT A

Legal Description: PARCEL 1:

UNIT 201 IN THE NORTHFIELD VILLAGE CENTER CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 2 IN NORTHFIELD VILLAGE CENTER SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN,

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 89524399 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NUMBER 88023405, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 05-19-327-004-1010 Vol. 0100

Property Address: 308 Happ Road, Unit 201, Northfield, Illinois 60093

Property of Cook County Clerk's Office