

UNOFFICIAL COPY

Doc#: 0526533044 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/22/2005 07:50 AM Pg: 1 of 4



Chicago Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY

ST 5075005 (CB 1 of 1)

Property of Cook County Clerk's Office

THE GRANTOR, Angela Keppen-May, a married woman, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged by the parties hereto, in hand paid, CONVEYS and WARRANTS to the Village of South Barrington, N.A., a municipal corporation, 30 South Barrington Road, South Barrington, Illinois 60010, of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" Attached Hereto and by the Reference Made a Part Hereof;

SUBJECT TO: general taxes for the year 2004 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 2005 and subsequent years, Special Assessments confirmed after the contract date of January 18, 2005, Building, Building line, and other easements of record and use or occupancy restrictions, conditions, and covenants of record, Zoning laws and ordinances, easements for public utilities, drainage ditches, feeders, laterals and drain tile, pipe or other conduit, and acts suffered or performed by Grantee;

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

THIS IS NOT HOMESTEAD PROPERTY.

Permanent Real Estate Index Number(s): 01-33-200-010-0000

Address of Real Estate: 201 Bartlett Road, Unincorporated South Barrington (Unincorporated Cook County), Illinois 60010

Dated this 18th day of August, 2005.

Angela Keppen-May
Angela Keppen-May

4 hr
rhsp

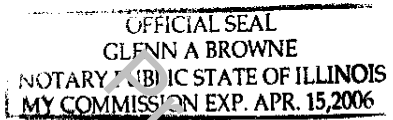
BOX 333-CT

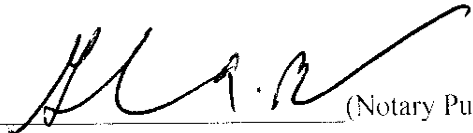
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STATE OF ILLINOIS
COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Angela Keppen-May, a married woman, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 18th day of August, 2005.




(Notary Public)

Prepared By: Glenn A. Browne, Esq.
Braun, Browne & Associates, P.C.
300 Saunders Road, Suite 100
Riverwoods, Illinois 60015

Mail To:
Village of South Barrington, N.A.
30 South Barrington Road
South Barrington, Illinois 60010
Attn: Frank J. Munao, Jr., President

Name & Address of Taxpayer:
Village of South Barrington, N.A.
30 South Barrington Road
South Barrington, Illinois 60010

EXEMPT UNDER THE PROVISIONS OF
PARAGRAPH 4 OF THE REAL ESTATE
TRANSFER TAX ACT DATE

Notary's Office

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EXHIBIT "A" LEGAL DESCRIPTION

THE SOUTH 281.47 FEET OF THE NORTH 924.84 FEET, BOTH BEING AS MEASURED ALONG THE EAST LINE, OF ALL THAT PART OF SECTION 33, TOWNSHIP 42 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 33; THENCE SOUTH ALONG THE EAST LINE OF SAID SECTION, 24 CHAINS AND 82 LINKS; THENCE WEST AT RIGHT ANGLES TO SAID EAST LINE SAID SECTION, 16 CHAINS AND 35 LINKS; THENCE NORTH PARALLEL WITH SAID FIRST MENTIONED LINE, 24 CHAINS AND 83 LINKS; THENCE EAST ALONG THE NORTH LINE OF SAID SECTION, 16 CHAINS AND 35 LINKS TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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Plat Act Affidavit

STATE OF ILLINOIS

COUNTY OF COOK }

DOCUMENT NUMBER _____

SS

I, (name) Angela Keppen-May, being duly sworn on oath, state that I reside at 4160 W. Fletcher, Chicago, Illinois 60641

And further states that: (please check appropriate box)

A. That the attached deed is not in violation of 765 ILCS 205/1(a), in that the sale or exchange is of an entire tract of land not being a part of a larger tract of land; or

B. That the attached deed is not in violation of 765 ILCS 205/1(b) for one of the following reasons: (please circle the appropriate number)

1. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access;
2. The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access;
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land;
4. The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access;
5. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access;
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
7. Conveyances made to correct descriptions in prior conveyances;
8. The sale or exchange of parcels or tracts of land following the division into no more than 2 parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access;
9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by an Illinois Registered Land Surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land;

AFFIANT further states that this affidavit is made for the purpose of inducing the RECORDER OF COOK COUNTY, ILLINOIS to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

SUBSCRIBED and SWORN to before me this 18th day of August, 2005

OFFICIAL SEAL
 GLENN A BROWNE
 NOTARY PUBLIC STATE OF ILLINOIS
 MY COMMISSION EXP. APR. 15, 2006

Angela Keppen-May
 Signature of Affiant

Glenn A. Browne
 Signature of Notary Public (Notary Seal)