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Doc#: 0526902328 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/26/2005 02:00 PM Pg: 1 of 2

1063
1st AMERICAN TITLE order # 1194235

MAIL TO:
John T. Clery
Attorney At Law
1111 Plaza Dr., 580
Schaumburg, IL 60173

WARRANTY DEED

The Grantor, RUSSELL ESTATES, L.L.C., a Limited Liability Company, chartered and existing under and by virtue of the laws of the State of Illinois, and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars and other good and valuable considerations receipt of which is hereby acknowledged in hand paid, CONVEYS and WARRANTS to

Paul T. Montagu & Emma M. Montagu, Husband and Wife, of 740 Federal St., #910, Chicago, IL 60605, in fee simple, not as tenants in common nor as joint tenants, but as Tenants By The Entirety, to have and hold, in fee simple, the following described Real Estate situated in the County of Cook, in State of Illinois, to wit:

Legal Description:

LOT 10 IN DUNHAVEN WOODS SOUTH SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHEAST ¼ OF THE NORTHWEST ¼ OF SECTION 3, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 7, 2001, AS DOCUMENT NO. 0010177887 AND CERTIFICATE OF CORRECTION RECORDED DECEMBER 19, 2002 AS DOCUMENT NO. 0021413888, IN COOK COUNTY, ILLINOIS

Permanent Tax Index Number: 02-03-105-036

Address of Real Estate: 770 W. Meryls Ct., Palatine, IL. 60074

SUBJECT TO: Existing Covenants, Conditions, Easements and Restrictions of Record and to General Taxes for the 2nd half of 2004 and subsequent years.

IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by its Manager and its Authorized Signatory this 26th day of August 2005.

RUSSELL ESTATES, L.L.C.

BY: Paty A. Tapp
Manager

BY: Brian P. Tapp
Authorized Signatory

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RHSP

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STATE OF ILLINOIS, COUNTY OF COOK, SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that PATRICK A. TAYLOR, personally known to me to be the Manager of said Limited Liability Company, and BRIAN P. TAYLOR, personally known to me to be an authorized signatory of said Limited Liability Company, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Manager and Authorized Signatory, they signed and delivered the said instrument, as their free and voluntary act, and as the free and voluntary act and deed of said Limited Liability Company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 26th day of August, 2005.

Commission Expires: March 13, 2007



[Signature]
Notary Public

This Instrument was prepared by: Lester N. Arnold, 1405 Wright Blvd., Schaumburg, IL 60193

Send subsequent Tax Bills to: Paul T. Montagu & Enma M. Montagu
770 W. Meryls Ct.
Palatine, IL. 60074

