

# UNOFFICIAL COPY

**PREPARED BY & MAIL RECORDED**

**DEED TO:**

Peter Fricano  
Attorney at Law  
2190 Gladstone Ct., Suite A  
Glendale Heights, IL 60139



Doc#: 0527233001 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/29/2005 07:26 AM Pg: 1 of 3

**MAIL TAX BILL TO:**

Advantage Financial Partners, LLC  
2190 Gladstone Ct., Suite E  
Glendale Heights, IL 60139

ST5079392 25089383

**QUITCLAIM DEED**  
Statutory (Illinois)

THE GRANTOR, ADVANTAGE FINANCIAL PARTNERS, LLC, 2190 Gladstone Ct., Glendale Hts., IL 60139 for and in consideration of ten (\$10.00) dollars, and other good and valuable consideration, in hand paid, CONVEYS and QUITCLAIMS to GEORGE A. LIBURD and ERIKA T. LIBURD, 156 Lilac St., Bolingbrook, IL 60108, in joint tenancy, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Permanent Real Estate Index Number: 02-15-112-081-0000  
Address of Real Estate: 716 N. Walden, Palatine, IL 60067

2  
TCG  
RHSP

Dated this 24th day of August, 2005.

ADVANTAGE FINANCIAL PARTNERS, LLC  
By Its Manager: AFP Management, Inc.

Exempt under the provisions of  
Par. E, Section 31-45, of the  
Real Estate Transfer Act

By: Robert D. Block  
ROBERT D. BLOCK, President of Manager

Robert D. Block

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, certify that Robert D. Block, 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 he signed, sealed and delivered the said instrument as his free and voluntary act and as the free and voluntary act and deed of said limited liability corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 24th day of August, 2005.

Peter Fricano  
Notary Public



BOX 333-CTI

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## LEGAL DESCRIPTION:

PARCEL 1: THE SOUTH 25.60 FEET OF THE NORTH 54 FEET OF LOT 10 AS MEASURED ALONG THE EAST AND WEST LINES THEREOF, IN THE TOWNHOMES OF TIMBERLAKE ESTATES, BEING A SUBDIVISION OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: A NON EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS RECORDED MAY 2, 1990 AS DOCUMENT 90201697.

Permanent Real Estate Index Number: 02-15-112-081-0000  
Address of Real Estate: 716 N. Walden, Palatine, IL 60067

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 9-15-05, \_\_\_\_\_ Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the  
said Alycia Kimmel  
this 15 day of September  
2005.

[Signature]  
Notary Public



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 9-15-05, \_\_\_\_\_ Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the  
said Alycia Kimmel  
this 15 day of September  
2005.

[Signature]  
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]