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Chicago Title Insurance Company

WARRANTY DEED  
ILLINOIS STATUTORY

ATS 4 16 35

2/4



0536355247D

Doc#: 0536355247 Fee: \$26.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/29/2005 10:20 AM Pg: 1 of 2

THE GRANTOR, HALINA ZALEWSKI, an unmarried woman, of the Village of Palatine, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and Warrants to JUAN CORTES, an unmarried man, residing at 4037 BonHill Drive, Apt.3F, in the Village of Arlington Heights, Cook County, Illinois 60004, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

As set forth on "EXHIBIT A" on the reverse side hereof;

**SUBJECT TO:** Covenants, conditions and restrictions of record, building lines and private, public and utility easements and roads and highways, if any, general taxes for the year 2005 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 2005; condominium assessments due subsequent to the date hereof; and provisions of the Declaration of Condominium Ownership;

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

Permanent Real Estate Index Number: 02-01-400-017-1074

Address of Real Estate: 1424 Whispering Springs Circle, Palatine, Illinois 60074

Dated this 23<sup>rd</sup> day of November, 2005.

*Halina Zalewski*  
\_\_\_\_\_  
Halina Zalewski

STATE OF ILLINOIS, COUNTY OF COOK ) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, certify that HALINA ZALEWSKI, who states that she is an unmarried woman, of the Village of Palatine, Cook County, Illinois, 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, sealed and delivered the said instrument as her 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 seal, this 23<sup>rd</sup> day of November, 2005.

*Eileen J. Cohen*  
\_\_\_\_\_  
Notary Public  
NOTARY PUBLIC  
STATE OF ILLINOIS  
"OFFICIAL SEAL"  
EILEEN J. COHEN  
COMMISSION EXPIRES 12/11/06

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EXHIBIT "A"

Legal Description**PARCEL 1:**

UNIT NO. 4-25 IN THE GROVES OF HIDDEN CREEK CONDOMINIUM 1, AS DELINEATED ON SURVEY OF PART OR PARTS OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, (HEREINAFTER REFERRED TO AS PARCEL), WHICH SURVEY IS ATTACHED AS EXHIBIT "E" TO DECLARATION OF CONDOMINIUM MADE BY LASALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 11, 1972 AND KNOWN AS TRUST NUMBER 44398, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS COOK COUNTY, ILLINOIS AS DOCUMENT 22827823, AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

ALSO

**PARCEL 2:**

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENT RECORDED AUGUST 26, 1974 AS DOCUMENT 22827822, AND CREATED BY DEED FROM LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 11, 1972 AND KNOWN AS TRUST NUMBER 44398, RECORDED APRIL 03, 1975 AS DOCUMENT 23039381 FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.

**Prepared By:** Warren H. Skora  
Attorney at Law  
7101 N. Western Avenue  
Chicago, Illinois 60645

**Name & Address of Taxpayer:**

Juan Cortes  
1424 Whispering Springs Circle  
Palatine, Illinois 60074

**Return To:**

STEVEN M. SHAYKIN, P.C.  
ATTORNEY AT LAW  
2227A HAMMOND DR.  
SCHAUMBURG, IL 60173

FP351023	# 0000018883
0019850	
REAL ESTATE TRANSFER TAX	

COOK COUNTY		STATE TAX
DEC. 23.05		
STATE OF ILLINOIS		

COUNTY TAX	<b>COOK COUNTY</b>	DEC. 23.05
	REAL ESTATE TRANSACTION TAX	
		
REVENUE STAMP		

# 0000019149	REAL ESTATE TRANSFER TAX
	0009925
	FP351014