

# UNOFFICIAL COPY



## WARRANTY DEED

Statutory (Illinois)  
Individual

Doc#: 0613802025 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/18/2006 08:16 AM Pg: 1 of 3

THE GRANTOR(S), David Wagner & Tierney Carlson n/k/a Tierney Wagner, husband & wife, of the County of Cook and State of Illinois, for the consideration of \$10.00 and other valuable consideration, in hand paid, does hereby **CONVEY** and **WARRANT** to Maria R. Buenaventura, the following described Real Estate, situated in the County of Cook, State of Illinois, to wit:

### SEE ATTACHED

ADDRESS OF PROPERTY: 305 Monarch Drive, Streamwood, Illinois 60107

FIRST AMERICAN TITLE  
ORDER # 1380992

PROPERTY INDEX NUMBER: 06 28 203 062 1137

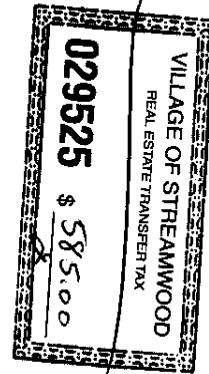
**SUBJECT ONLY TO THE FOLLOWING, IF ANY:** covenants, conditions and restrictions of record so long as they do not interfere with Purchaser's use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements.

DATED April 25 2006.

X [Signature]  
David Wagner

X [Signature]  
Tierney Carlson

X [Signature]  
Tierney Wagner



STATE OF ILLINOIS, COUNTY OF Cook: SS  
The undersigned, a Notary Public in State aforesaid, **DO HEREBY CERTIFY** that David Wagner, Tierney Carlson n/k/a Tierney Wagner, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person, and acknowledged that (s)he signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth, including the release/ waiver of the right of homestead.

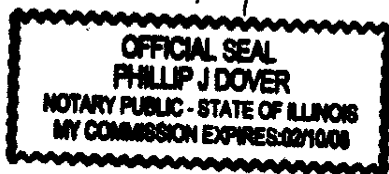
Given under my hand and official seal this 25th DAY OF April, 2006.

[Signature]  
Notary Public

THIS INSTRUMENT PREPARED BY: Tracey A Rapp, 2200 S Main St, Suite 310, Lombard. IL 60148

MAIL TO:

EXP: 2/10/2008



MAIL SUBSEQUENT TAX BILLS TO:

Grantees address  
Maria Buenaventura

305 Monarch Drive

Streamwood, Illinois 60107

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Property of Cook County Clerk's Office

STATE OF ILLINOIS  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE  
 MAY 16 06

STATE TAX

0000026976  
 # 0000026976  
 00195.00  
 FP 103027

REAL ESTATE TRANSFER TAX

COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE  
 MAY 16 06

COUNTY TAX

0000026976  
 # 0000026976  
 00097.50  
 FP 103028

REAL ESTATE TRANSFER TAX

REVENUE STAMP

NOTARY PUBLIC STATE OF ILLINOIS  
 PHILIP J DOVER  
 OFFICIAL SEAL  
 MY COMMISSION EXPIRES 03/08

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UNIT 1603 - 23S IN SOUTHWICKE ON SUTTON CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PART OF CERTAIN LOTS IN SOUTHWICKE ON SUTTON, BEING A SUBDIVISION IN THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 16, 1999 AS DOCUMENT 09072908, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 24, 1999 AS DOCUMENT 09108422, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

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