

UNOFFICIAL COPY



Chicago Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY

43698510

4369851 1/4

GIT



Doc#: 0618753062 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/06/2006 09:58 AM Pg: 1 of 3

THE GRANTOR(S), Joanne M. Pfleger, divorced and not since remarried, and Christine L. Pfleger, single woman never married, of the City of Elgin, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Brian Alvarez and Ashley Lueders *not as tenants in common, not as tenants by the entirety but as joint tenants* (GRANTEE'S ADDRESS) 9 N 893 Bowes Bender, Elgin, Illinois 60123 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:

Please see attached legal description

THIS PROPERTY IS NOT HOMESTEAD PROPERTY AS IT RELATES TO Joanne M. Pfleger
SUBJECT TO: covenants, conditions and restrictions of record, general taxes for the year 2005 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2006

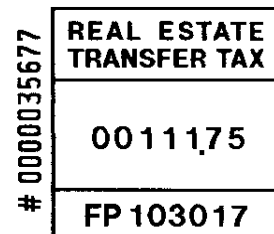
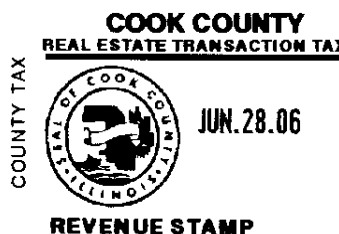
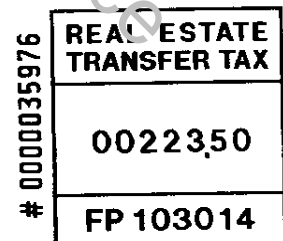
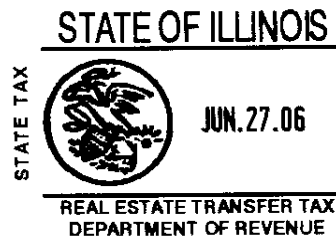
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 06-07-409-112-0000
Address(es) of Real Estate: 1245 Coldspring Road, Elgin, Illinois 60120

Dated this 20 day of June, 06

X Joanne M. Pfleger
Joanne M. Pfleger

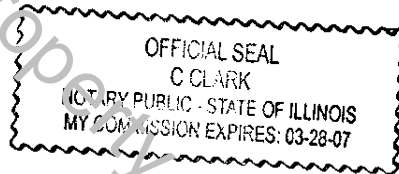
X Christine L. Pfleger
Christine L. Pfleger



UNOFFICIAL COPYSTATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Joanne M. Pfleger, divorced and not since remarried, and Christine L. Pfleger, single woman never married, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 and official seal, this 20 day of June, 06



C Clark (Notary Public)

Prepared By: James M. Messineo
1618 Colonial Parkway
Inverness, Illinois 60067

Mail To:

~~Brian Alvarez and Ashley Lueders~~ **Todd Wallace**
~~9 N 893 Bowes Bender~~ **1001 E. MAIN ST., #6**
~~Elgin, Illinois 60123~~ **ST. CHARLES, IL 60174**

Name & Address of Taxpayer:

Brian Alvarez and Ashley Lueders
1245 Coldspring Road
Elgin, Illinois 60120

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ORDER NO.: 1301 - 004369851
ESCROW NO.: 1301 - 004369851

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STREET ADDRESS: 1245 COLDSRING ROAD
CITY: ELGIN **ZIP CODE:** 60120
TAX NUMBER: 06-07-409-112-0000

COUNTY: COOK

LEGAL DESCRIPTION:

THAT PART OF LOT 10 IN COBBLER'S CROSSING UNIT 15, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF FRACTIONAL SECTION 7, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 6, 1991 AS DOCUMENT NO. 91397763 DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 10; THENCE NORTH 02 DEGREES 50 MINUTES 57 SECONDS EAST ALONG THE WEST LINE OF SAID LOT 10, 23.23 FEET; THENCE NORTH 49 DEGREES 16 MINUTES 37 SECONDS EAST, 170.99 FEET TO THE NORTHERLY LINE OF SAID LOT 10; THENCE EASTERLY ALONG THE NORTHERLY LINE OF SAID LOT 10, BEING A CURVED LINE CONVEY SOUTHERLY AND HAVING A RADIUS OF 52.50 FEET, AN ARC DISTANCE OF 32.94 FEET; THENCE SOUTH 49 DEGREES 16 MINUTES 37 SECONDS WEST 194.41 FEET TO THE SOUTH LINE OF SAID LOT 10; THENCE SOUTH 86 DEGREES 50 MINUTES 36 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 10, 15.04 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.