

10/3 TH 223982/

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Doc#: 0628335015 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/10/2006 09:40 AM Pg: 1 of 3

Warranty Deed

THE GRANTOR(S) Janusz Komperda and Edyta Komperda, his wife,

of the Village of Wheeling, County of Cook, State of Illinois for and in consideration of (\$10.00) TEN DOLLARS, in hand paid, CONVEY(S) and WARRANT(S) to Darren W. Franck

of 1315 Ironwood Drive Mount Prospect, Illinois 60056, not in tenancy in common, not in joint tenancy, but in tenancy by the entirety, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: legal description is attached hereto and incorporated herein by reference hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **TO HAVE AND TO HOLD SAID PREMISES** forever.

SUBJECT TO: General real estate taxes not due and payable at time of closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of Real Estate.

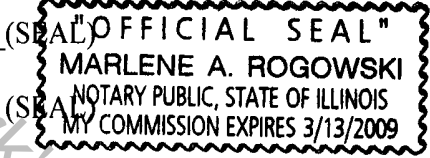
Permanent Index Number (PIN): 03-12-300-063-1211 and 03-12-300-063-1294
Address(es) of Real Estate: Unit 203 and G-114, 375 Plum Creek Drive Wheeling, Illinois

DL6666K

Dated this September 22, 2006

X Janusz Komperda
Janusz Komperda

X Edyta Komperda
Edyta Komperda



State of Illinois, County of Cook ss. I, the undersigned, a Notary Public In and for said County, in the State aforesaid, DO HEREBY CERTIFY that Janusz Komperda and Edyta Komperda, his wife personally known to me to be the same person(s) whose name(s) 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 September 22, 2006
Commission expires _____, 200

Marlene A. Rogowski
NOTARY PUBLIC

This instrument was prepared by: John C. Dabek, P.C. Attorney at Law 8043 N. Milwaukee Ave. Niles, Illinois 60714 (847)583-0055

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Dennis Hennessy
Attorney at Law
215 Catalpa
Itasca IL 60143

Darren Franck
375 Plum Creek Dr.
Wheeling IL 60090

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STEWART TITLE

ALTA COMMITMENT
Schedule B - Exceptions Cont.
File Number: TM223982
Assoc. File No: 0612699

GUARANTY COMPANY
HEREIN CALLED THE COMPANY

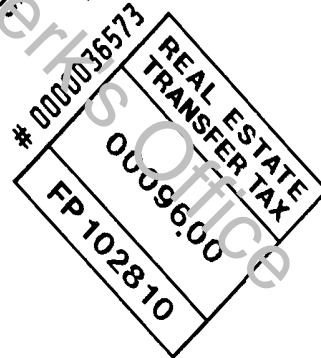
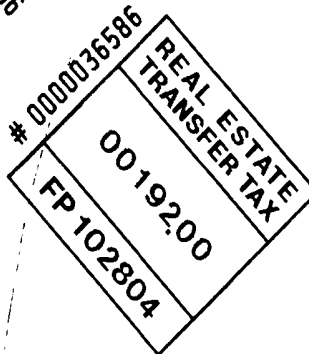
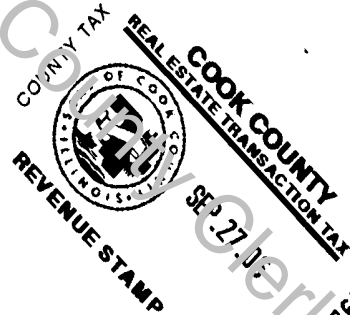
COMMITMENT - LEGAL DESCRIPTION

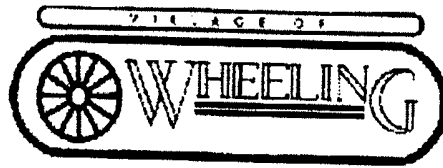
Parcel 1: Units 203-2 and G-114 together with their undivided percentage interest in the common elements in Plum Creek Condominium as delineated and defined in the Declaration filed as document number LR3033165, as amended from time to time, in part of the South 1420.62 feet of Section 12 and part of the North 1/2 of Section 13, Township 42 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: Easements appurtenant to and for the benefit of Parcel 1 as set forth in the Declaration of Easements, Covenants and Restrictions registered on July 20, 1978 as document no. 3033164, in Cook County, Illinois.

PIN# 03-12-300-063-1211

Property of Cook County Clerk's Office



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255 W. Dundee Road
 Wheeling, Illinois 60090
 (847) 459-2600 • Fax (847) 459-9692

VILLAGE OF WHEELING TRANSFER CERTIFICATE

The undersigned, pursuant to the authority granted under Title 15, Chapter 15.38 of the Wheeling Municipal Code hereby certifies that the owner of the property commonly known as 375 Plum Creek Unit 203 has paid in full all water, sewer, garbage fees, local ordinance fines, citations and penalties related to this parcel as of the most recent billing and final meter reading.

THIS CERTIFICATE SHALL BE VALID FOR A PERIOD OF THIRTY (30) DAYS FROM THE DATE OF ITS ISSUANCE.

ANY WATER, SEWER, GARBAGE FEE OR PENALTY THAT ACCRUES AFTER THE ISSUANCE OF A TRANSFER CERTIFICATE AND PRIOR TO CLOSING WILL AUTOMATICALLY BE TRANSFERRED TO THE BUYER IF NOT PAID BY THE SELLER AT CLOSING.

By: Carol Tress
 Name: Carol Tress
 Title: Utility Billing Clerk
 Date: 9/18/2006