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**UNOFFICIAL COPY**

WARRANTY DEED  
Statutory (Illinois)  
(Company to Individual)



Doc#: 0702926066 Fee: \$26.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/29/2007 10:37 AM Pg: 1 of 2

1170070701010  
The Grantor, Wood-Wilson, LLC,  
A limited liability company  
Created and existing under  
And by virtue of the Laws of  
The State of Illinois, and duly  
Authorized to transact business  
In the State of Illinois, for and  
In consideration of Ten and  
No/100 (\$10.00) Dollars, in  
Hand paid, and pursuant to  
Authority given by the Board  
Of Managers of said Company  
CONVEYS and WARRANTS to

Muna R. Nijem, of 355 W. Dundee Road, Suite 100, Buffalo Grove, IL 60089  
Assign Person

The following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Parcel 1: Unit 301A in the Preserve of Palatine Condominiums in Section 15, Township 42 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois, as delineated on a survey attached as Exhibit "C" to the Declaration of Condominium recorded June 5, 2006, as Document Number 0615634000, and Amendment No. 1 recorded November 9, 2006, as Document Number 0631316011, and re-recorded December 12, 2006, as Document Number 0634615002, and as further amended from time to time with its undivided percentage interest in the common elements.

Parcel 2: The exclusive right of use of limited common elements known as Garage Space G-61 and Storage Space S-62.

Permanent Index Numbers: 02-15-303-008-0000, 02-15-303-009-0000,  
02-15-303-018-0000, 02-15-303-019-0000  
02-15-303-020-0000, 02-15-303-021-0000  
02-15-303-044-0000, and 02-15-303-048-0000.

Commonly known as: 435 Wood Street, Unit 301A, Palatine, IL 60067

Subject to General Real Estate Taxes for the year 2006 and subsequent years and covenants, conditions, restrictions, and easements of record.

In Witness Whereof, said Grantor has caused its name to be signed and attested to these presents by its designated Manager, this 19th day of January, 2007.

Wood-Wilson, LLC, an Illinois limited liability company  
By: R. Franczak & Associates, Inc., Manager

  
Raymond Franczak, President

187-6C-60-X

Attorneys' Title Guaranty Fund, Inc  
1 S Wacker Dr., STE 2400  
Chicago, IL 60606-4650  
Attn: Search Department

2K9

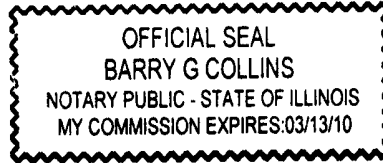
# UNOFFICIAL COPY

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 Raymond Franczak, personally known to me to be the President of R. Franczak & Associates, Inc., Manager of Wood-Wilson, LLC, an Illinois limited liability company, and personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged he is the President of the corporation which is the manager of said limited liability company, pursuant to authority given by said company and he signed the foregoing instrument as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and seal, this 16<sup>th</sup> day of January, 2007.

Commission expires: 3/13/10

  
NOTARY PUBLIC



This instrument was prepared by Barry G. Collins, 733 Lee Street, Suite 210, Des Plaines, Illinois 60016



Send subsequent tax bills to: Wood-Wilson, LLC  
751 Graceland Avenue  
Des Plaines, IL 60016

Please return to:

LOIS KULINSKY  
395 E. DUNDEE RD. #200  
WHEELING, IL 60090

Grantor also hereby grants to the grantees, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium aforesaid, and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as through the provisions of said Declaration were recited and stipulated at length herein.

STATE OF ILLINOIS  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE # 0000016351	REAL ESTATE TRANSFER TAX 0041600 FP326652	COOK COUNTY REAL ESTATE TRANSACTION TAX  COUNTY TAX REVENUE STAMP # 0000071374	REAL ESTATE TRANSFER TAX 0020800 FP326665
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