

UNOFFICIAL COPY



First American Title Insurance Company

**WARRANTY DEED
ILLINOIS STATUTORY
Individual**



07101261220

Doc#: 0710126122 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/11/2007 03:04 PM Pg: 1 of 3

THE GRANTOR(S) CHRISTINE M. GRAZIANO a married women legally separated from Joseph Graziano, of the Elk Grove Village, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Elizabeth Boswell, of 142 Brandy Wine, Elk Grove Village, IL 60007 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

B.

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record, General taxes for the year " and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) ", Private, public and utility easements and roads and highways, Building lines and easements, if any, as long as they do not interfere with the current use and enjoyment of the property

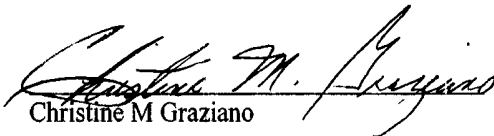
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. For purposes of Joseph Graziano this is not homestead property.

Permanent Real Estate Index Number(s): 08-31-402-037-0000

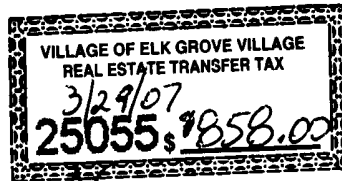
Address(es) of Real Estate: 627 Clover Hill Lane, , Elk Grove Village, IL 60007

Dated this 2nd day of April, 20 07

FastDoc # 1597940
1082


Christine M Graziano

** UNMARRIED, IN SOLE TENANCY*



UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF DuPage SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Christine M Graziano, married woman and legally separated from Joseph Graziano, 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 2nd day of April, 20 07.



Elizabeth Simons-Trimble
(Notary Public)

Prepared by:
Elizabeth Simons
Francis T. Pistorio PC
601 E. Irving Park Road
Roselle, IL 60172

Mail to:
GARY LUNDEEN
806 Nerge Rd
Roselle, IL 60172 # 07022

Name and Address of Taxpayer:
ELIZABETH BOSWELL
627 Clover Hill Lane
Elk Grove Village, IL 60007

STATE TAX
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE
APR. 10. 07

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
REVENUE STAMP
APR. 10. 07

0000040670
0028600
FP 103027
REAL ESTATE TRANSFER TAX

0000040868
0014300
FP 103028
REAL ESTATE TRANSFER TAX

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

Legal Description: PARCEL "D"

THAT PART OF LOT 35 IN TALBOT'S HILL, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 31 AND THE SOUTHWEST 1/4 OF SECTION 32, ALL IN TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 23, 1989 AS DOCUMENT NO. 89287964, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 35; THENCE NORTH 74 DEGREES 46 MINUTES 37 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID LOT 35, 140.95 FEET TO A POINT FOR A PLACE OF BEGINNING; THENCE CONTINUING NORTH 74 DEGREES 46 MINUTES 37 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID LOT 35, 11.54 FEET TO AN ANGLE POINT IN SAID LINE; THENCE NORTH 68 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID LOT 35, 14.57 FEET; THENCE NORTH 15 DEGREES 13 MINUTES 23 SECONDS EAST, 113.02 FEET TO THE NORTHERLY LINE OF SAID LOT 35; THENCE SOUTHEASTERLY ALONG SAID LAST DESCRIBED NORTHERLY LINE, BEING A CURVED LINE CONVEX SOUTHERLY AND HAVING A RADIUS OF 175.00 FEET, AN ARC DISTANCE OF 26.10 FEET TO AN INTERSECTION WITH A LINE BEARING NORTH 15 DEGREES 13 MINUTES 23 SECONDS EAST FROM THE POINT OF BEGINNING, AFORESAID; THENCE SOUTH 15 DEGREES 13 MINUTES 23 SECONDS WEST 112.73 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 08-31-402-037-0000 Vol. 0050

Property Address: 627 Clover Hill Lane, Elk Grove Village, Illinois 60007

Property of Cook County Clerk's Office