

# UNOFFICIAL COPY

## WARRANTY DEED



Doc#: 0813311114 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/12/2008 12:21 PM Pg: 1 of 4

STEWART TITLE OF ILLINOIS  
2 N. LaSalle Street  
Suite 625  
Chicago, IL 60602  
312-849-4243

563500 1043

GRANTOR JOHN LEE, a married man, of Wheeling, Illinois, in consideration of Ten Dollars (\$10.00) and other consideration CONVEYS and WARRANTS to the grantees, DMITRY ROZENTAL and ALEKSANDRA ROZENTAL, husband and wife, of Northbrook, Illinois, not as joint tenants or tenants in common, but as TENANTS BY THE ENTIRETY, the following described real estate, to wit:

[SEE ATTACHED LEGAL DESCRIPTION]

Property Address: 45 Prairie Park Drive, #206, Wheeling, IL 60090

SUBJECT TO: (1) General real estate taxes for the year 2007 and subsequent years. (2) Covenants, conditions, and restrictions of record.

PIN 03-02-100-058-1114 and 03-02-100-058-1006

Grantor releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To HAVE AND TO HOLD said premises, not as joint tenants or tenants in common, but as TENANTS BY THE ENTIRETY.

DATED this 21st day of April, 2008

\_\_\_\_\_  
JOHN LEE

\_\_\_\_\_  
JEANNIE HAN

STATE OF ILLINOIS )  
                                  )ss.  
COUNTY OF COOK    )

The foregoing instrument was acknowledged before me this 21st day of April, 2008, by JOHN LEE and JEANNIE HAN, husband and wife.

(SEAL)



\_\_\_\_\_  
Scott J. Oh, Notary Public

My Commission expires: January 25, 2009.

4CB

File Number: TM263359

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## LEGAL DESCRIPTION

Parcel 1: Unit 1-206 and Parking Space P-1-66 together with its undivided percentage interest in the common elements in Prairie at Wheeling Condominium, as delineated and defined in the Declaration recorded as document number 0506203148, and as amended from time to time, in the north 1/2 of Section 2, Township 42 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: The exclusive right to use storage space S-1-66, a limited common element, as delineated on a survey attached to the Declaration recorded as document number 0506203148

**Commonly known as:** 45 Prairie Park Drive  
Condo 206  
Wheeling IL 60090

**PIN/Tax Code:**

~~03-02-100-058-1006~~  
03-02-100-058-1114  
03-02-100-058-1006  
W2

Property of Cook County Clerk's Office

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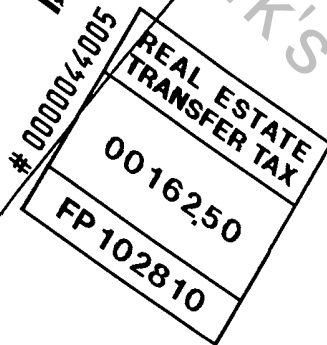
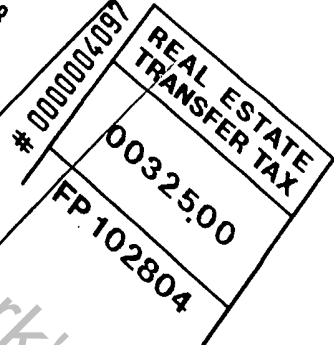
Send subsequent tax bills to:

*Omidry Rozental*  
*45 Prairie Park Drive, #206*  
*Wheeling, IL 60090*

This instrument prepared by:

Scott J. Oh  
203 N. LaSalle Street, Ste. 2100  
Chicago, Illinois 60601

Property of Cook County Clerk's Office



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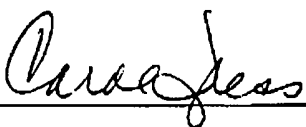
255 W. Dundee Road  
 Wheeling, Illinois 60090  
 (847) 459-2600 • Fax (847) 459-9692

### 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 45 PRAIRIE PARK #206 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: 

Name: Carol Tress

Title: Utility Billing and Revenue Collection Coordinator

Date: 4/14/2008