

# UNOFFICIAL COPY



First American Title Insurance Company

**WARRANTY DEED  
ILLINOIS STATUTORY  
Joint Tenants**



Doc#: 0934505059 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/11/2009 11:03 AM Pg: 1 of 3

THE GRANTOR(S) Donald Carda, Guardian of Estate of Jane Bartscht, A Disabled Person, of the City of Wood Dale, 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 Scott Sprague and Diane Sprague, not as Tenants in Common, but as Joint Tenants, 1770 S. Randall, #A251, Geneva, IL 60134 of the County of Kane, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

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

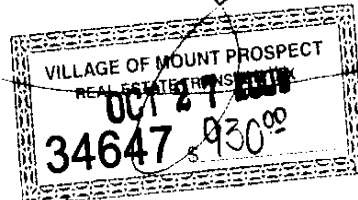
SUBJECT TO: General taxes for the year 2009, and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 2009., Building lines and easements, if any, as long as they do not interfere with the current use and enjoyment of the property., Covenants, conditions and restrictions of record, Private, public and utility easements and roads and highways

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 as joint tenants forever.

Permanent Real Estate Index Number(s): 08-14-126-004-0000  
Address(es) of Real Estate: 911 S. Robert Drive, , Mt. Prospect, IL 60056

Dated this 13 day of November, 20 09

*Donald Carda*  
Donald Carda, Guardian  
Estate of Jane Bartscht,  
A Disabled Person



FIRST AMERICAN TITLE

1966259  
10/1

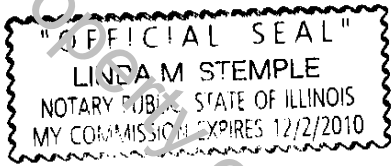
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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Donald Carda, Guardian, Estate of Jane Bartscht, A Disabled Person, 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 13 day of November, 20 09.



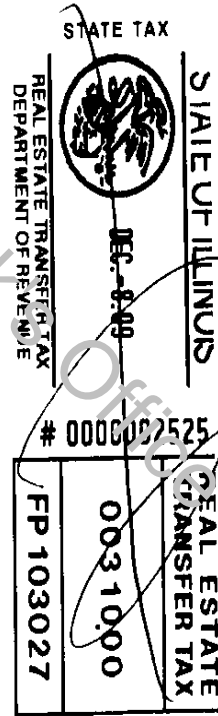
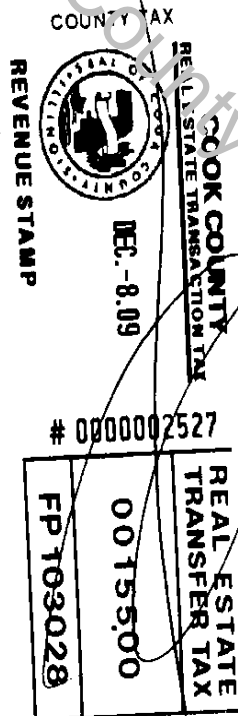
*Linda M Stemple* (Notary Public)

**Prepared by:**

Glenn J. Kahn  
Kipnis & Kahn, Ltd.  
20 N. Clark Street  
Suite 1650  
Chicago, IL 60602

**Mail to:**  
William ~~Smethers~~ *MERRITT*  
Attorney at Law  
2650 S. California Avenue *Rm 13010*  
Chicago, IL 60608

**Name and Address of Taxpayer:**  
Scott & Diane Sprague  
911 S. Robert Drive  
Mt. Prospect, IL 60056



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## Exhibit "A" – Legal Description

LOT TWENTY-SIX (26) IN SCHAVILJE AND KNUTH, INC. SUNSET HEIGHTS WEST OF THAT PART OF THE WEST HALF (1/2) OF THE NORTH WEST QUARTER (1/4) OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CENTER LINE OF SEEGER'S ROAD (GOLF ROAD), EXCEPT THE WEST 25 ACRES THEREOF, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON MAY 10, 1966, AS DOCUMENT NUMBER 2270329.

Property of Cook County Clerk's Office