

1061

WARRANTY DEED

Joint Tenancy
Statutory (Illinois)



Doc#: 1001226007 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/12/2010 08:32 AM Pg: 1 of 3

Mail to:
Stella Bertakus
1080 Nerge Rd, # 204
Elk Grove Village, IL 60007

Name and Address of
Taxpayer:
STEVE DENIC
VERA DENIC
1370 Woodland Lane
Riverwoods, IL 60015


THE GRANTOR(S), **MICHAEL KOPEC**, a bachelor, of 590 Fairway View Drive, Unit 3L, Wheeling, Illinois 60090 for and in consideration of TEN AND NO/00 DOLLARS, and other good and valuable consideration in hand paid CONVEY(S) and WARRANT(S) to: **STEVE DENIC** and **VERA DENIC** of 1370 Woodland Lane, Riverwood, Illinois 60015 the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

UNIT NUMBER 3L IN BUILDING 1 IN FAIRWAY GREENS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND; LOT 1 IN FAIRWAY GREENS SUBDIVISION, BEING A SUBDIVISION OF THAT PART OF THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 8, 2005 AS DOCUMENT NUMBER 0518939010. TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PERMANENT INDEX NUMBER: 03 04 201 025 1036
ADDRESS OF REAL ESTATE: 590 FAIRWAY VIEW DR., UNIT 3L, WHEELING, IL

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 not in tenancy in common, but in JOINT TENANCY forever. Subject to covenants, conditions and restrictions of record and real estate taxes for the years 2009 and subsequent years.

DATED this 21 day of December, 2009


MICHAEL KOPEC (SEAL)

THIS INSTRUMENT WAS PREPARED BY: JOHN M. MORRONE, ATTORNEY AT LAW
12820 S. RIDGELAND, UNIT C., PALOS HEIGHTS, ILLINOIS

102

UNOFFICIAL COPY

STATE OF ILLINOIS)
)SS:
COUNTY OF COOK)

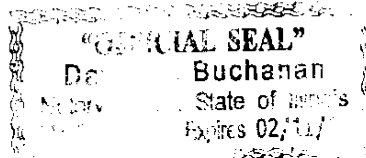
I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that MICHAEL KOPEC is personally known to me to the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 21 day of December 2009

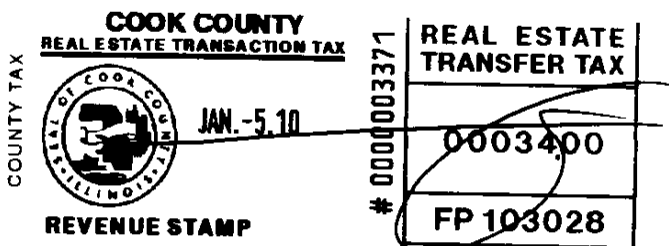
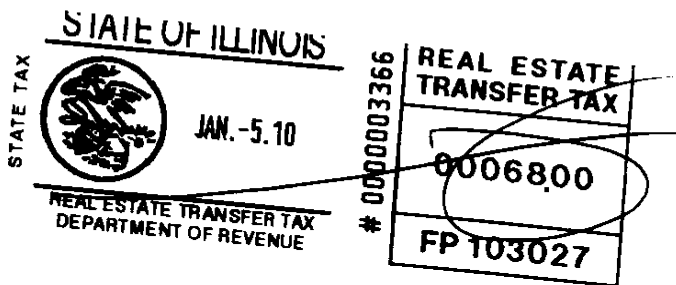
Commission expires: 2/11/13

Dawn M Buchanan

IMPRESS SEAL HERE:



COUNTY/ILLINOIS TRANSFER STAMPS



UNOFFICIAL COPY

SCH B.

PARA. 15



2 COMMUNITY BLVD
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 590 FAIRWAY VIEW UNIT 3L 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 and Revenue Collection Coordinator

Date: 12/15/2009

Property of Cook County Clerk's Office