

UNOFFICIAL COPY

DEED IN TRUST
(Illinois) (Individual to Individual)

PREPARED BY:
Jonathan A. Vold, Esq.,
900 E. Northwest Hwy.
Mt. Prospect, IL 60056

MAIL TO:
Jonathan A. Vold, Esq.,
900 E. Northwest Hwy.
Mt. Prospect, IL 60056

SEND TAX BILL TO:
Ramani Karunagaran,
629 Breakers Point
Schaumburg, IL 60194



Doc#: 1016731013 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/16/2010 10:00 AM Pg: 1 of 3

For and in consideration of Ten & no/100ths Dollars (\$10.00) and other valuable and sufficient consideration in hand paid, the Grantor, RAMANI KARUNAGARAN, of 629 Breakers Point, Schaumburg, Illinois 60194,

hereby conveys, releases and quits claim to the Grantee, RAMANI KARUNAGARAN of 629 Breakers Point, Schaumburg, Illinois 60194, as Trustee of the RAMANI KARUNAGARAN LIVING TRUST under trust agreement dated August 21, 2001, of 629 Breakers Point, Schaumburg, Illinois 60194.

to have and to hold the real estate having a P.I.N. of 07-23-103-010-1003 and located at 629 Breakers Point, Schaumburg, Illinois, 60194 and legally described as

(SEE ATTACHED LEGAL DESCRIPTION)

hereby releasing and waiving all rights of the Grantor under and by virtue of the Homestead Exemption Laws of Illinois,

SUBJECT ONLY TO: general real estate taxes not due and payable at the time of closing; covenants, conditions, restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

Dated May 26, 2010

Ramani Karunagaran
RAMANI KARUNAGARAN

VILLAGE OF SCHAUMBURG
REAL ESTATE TRANSFER TAX

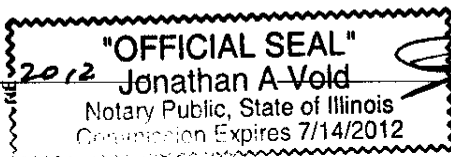
16684

\$ 0

I, the undersigned, a Notary Public in and for the County of Lake, in the State of Illinois, certify that RAMANI KARUNAGARAN, personally known to me to be the same person as named herein, appeared before me this day and acknowledged signing and delivering this instrument as a free and voluntary act, for the uses and purposes therein set forth.

THE NOTARY IS THE ATTORNEY WHO PREPARED THIS DOCUMENT. THE ATTORNEY HAS THE NOTARIAL RECORD OF THE RESIDENTIAL REAL PROPERTY TRANSACTION AS DEFINED IN THE ILLINOIS NOTARY PUBLIC ACT.

Dated 5-26-2010
My commission expires 7-14-2012



Jonathan A. Vold, Notary Public

UNOFFICIAL COPY

PARCEL 1: UNIT 29A AS DESCRIBED IN SURVEY DELINEATED ON AND ATTACHED TO A PART OF A DECLARATION OF CONDOMINIUM OWNERSHIP REGISTERED ON THE 1ST DAY OF JULY, 1974, AS DOCUMENT NUMBER 2760814.

PARCEL 2: AN UNDIVIDED PERCENTAGE INTEREST (EXCEPT THE UNITS DELINEATED AND DESCRIBED IN SAID SURVEY) IN AND TO THE FOLLOWING DESCRIBED PREMISES: LOT SEVEN (EXCEPT THAT PART THEREOF DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 7 AFORESAID; THENCE SOUTH 86 DEGREES 49 MINUTES 38 SECONDS WEST ALONG THE NORTH LINE OF LOT 7 AFORESAID 813.91 FEET TO A POINT 480.00 FEET NORTH 86 DEGREES 49 MINUTES 38 SECONDS EAST AT RIGHT ANGLES THERETO 120.00 FEET; THENCE NORTH 86 DEGREES 49 MINUTES 38 SECONDS EAST 35.00 FEET; THENCE SOUTH 25 DEGREES 00 MINUTES 00 SECONDS EAST 115.64 FEET TO A POINT IN THE SOUTHERLY LINE OF LOT 7 AFORESAID; THENCE EASTERLY ALONG SAID SOUTHERLY LINE BEING AN ARC OF A CIRCLE CONVEX NORTHERLY AND HAVING A RADIUS OF 365.0 FEET FOR A DISTANCE OF 248.81 FEET TO A POINT OF TANGENCY; THENCE SOUTH 79 DEGREES 00 MINUTES EAST ALONG SAID SOUTHERLY LINE 33.24 FEET TO A POINT OF A CURVE; THENCE SOUTHEASTERLY ALONG SAID CURVE CONVEX NORTHEASTERLY AND HAVING A RADIUS OF 665.00 FEET FOR A DISTANCE OF 162.84 FEET TO A POINT OF TANGENCY; THENCE SOUTH 64 DEGREES 58 MINUTES 13 SECONDS EAST ALONG SAID SOUTHERLY LINE OF LOT 7 FOR A DISTANCE OF 40.62 FEET TO A POINT OF CURVE; THENCE SOUTHEASTERLY ALONG SAID CURVE CONVEX NORTHEASTERLY AND HAVING A RADIUS OF 174.66 FEET FOR A DISTANCE OF 39.48 FEET TO A CORNER OF LOT 7 AFORESAID; THENCE NORTH 83 DEGREES 11 MINUTES 34 SECONDS EAST ALONG ANOTHER SOUTH LINE OF LOT 7 AFORESAID 221.36 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE NORTH 00 DEGREES 41 MINUTES 18 SECONDS EAST ALONG THE EAST LINE OF LOT 7 AFORESAID 299.68 FEET TO THE PLACE OF BEGINNING) IN DUNBAR LAKES, BEING A SUBDIVISION IN THE NORTH 1/2 OF SECTION 23, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON AUGUST 16, 1973 A DOCUMENT 2711125, IN COOK COUNTY, ILLINOIS.

PIN: 07-23-103-010-1003

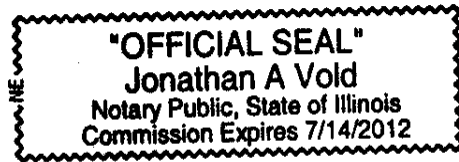
UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown in the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 5-26, 2010Signature: Ramani Karunakaran
Grantor or Agent

Subscribed and sworn to before
me by the said Grantor
this 26 day of May,
2010.

Notary Public [Signature]

The grantee or his agent affirms and verifies that the name of the grantee shown in the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 5-26, 2010Signature: Ramani Karunakaran
Grantee or Agent

Subscribed and sworn to before
me by the said Grantee
this 26 day of May,
2010.

Notary Public [Signature]

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer tax Act.)