

UNOFFICIAL COPY

MAIL RECORDED DEED TO:

Armando Martinez & Eva Montes
1233 Oboe Court
Wheeling, Illinois 60090



1021835104

MAIL TAX BILL TO:

Armando Martinez & Eva Montes
1233 Oboe Court
Wheeling, Illinois 60090

Doc#: 1021835104 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/06/2010 11:27 AM Pg: 1 of 4

PREPARED BY:

David T. Cohen & Associates, LTD
10729 W. 151st Street
Orland Park, IL 60467
(708) 460-7711

SPECIAL WARRANTY DEED
(Corporation to Individuals)

604923 1002

THE GRANTOR, TCF NATIONAL BANK, a federal banking institution created and existing under and by virtue of the laws of the United States of America, and duly authorized to transact business in the State of Illinois, having its principal office at the following address: 800 Burr Ridge Parkway, Burr Ridge, IL 60527, for and in consideration of the sum of TEN AND NO/100THS (\$10.00) DOLLARS, in hand paid, and pursuant to the authority given by the Board of Directors of said corporation, **CONVEYS AND WARRANTS** to **ARMANDO MARTINEZ HUSBAND**, of 360 Wille Avenue, Wheeling, Illinois and **EVA MONTES, WIFE**, of 360 Wille Avenue, Wheeling, Illinois, not as tenants in common but as joint tenants, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION:

PARCEL 1:

UNIT 32-D AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 32 TO 41 INCLUSIVE IN CEDAR RUN SUBDIVISION, BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 1, 1971 AS DOCUMENT NO. 21660896, IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY TERTON CORPORATION, A CORPORATION OF DELAWARE AND RECORDED AS DOCUMENT NO. 2224147 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL, (EXCEPTING FROM SAID PARCEL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF, AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY).

PARCEL 2:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION OF EASEMENTS DATED NOVEMBER 3, 1972 AND RECORDED NOVEMBER 3, 1972 AS DOCUMENT NO. 22109221 AND AS CREATED BY DEED FROM TERTON CORPORATION, A CORPORATION OF DELAWARE TO ROBERT D. KERNS AND LINDA R. KERNS, HIS WIFE DATED FEBRUARY 1, 1973 AND RECORDED MARCH 23, 1973 AS DOCUMENT 22260651, FOR INGRESS AND EGRESS IN CEDER RUN SUBDIVISION, AFORESAID, IN COOK COUNTY, ILLINOIS.

Commonly known as: 1233 OBOE COURT, WHEELING, IL 60090

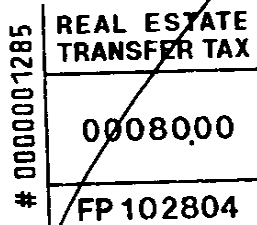
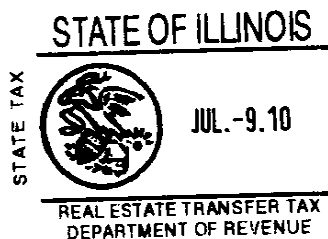
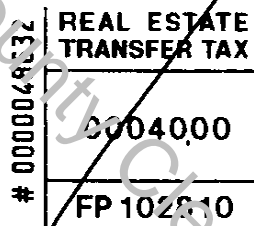
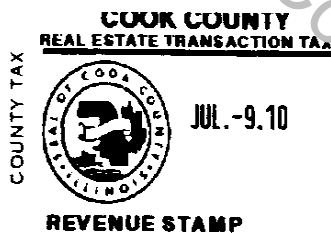
Permanent Index No.: 03-04-204-075-1004

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Legal Description

PARCEL 1: UNIT 32-D AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOTS 32 TO 41 INCLUSIVE IN CEDAR RUN SUBDIVISION, BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 1, 1971 AS DOCUMENT NO. 21660896, IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY TEKTON CORPORATION, A CORPORATION OF DELAWARE AND RECORDED AS DOCUMENT NO. 22241407 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL, (EXCEPTING FROM SAID PARCEL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF, AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY). PARCEL 2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION OF EASEMENTS DATED NOVEMBER 3, 1972 AND RECORDED NOVEMBER 3, 1972 AS DOCUMENT NO. 22109221 AND AS CREATED BY DEED FROM TEXTON CORPORATION, A CORPORATION OF DELAWARE TO ROBERT D. KERNS AND LINDA R. KERNS, HIS WIFE DATED FEBRUARY 1, 1973 AND RECORDED MARCH 23, 1973 AS DOCUMENT 22260651, FOR INGRESS AND EGRESS IN CEDER RUN SUBDIVISION, AFORESAID, IN COOK COUNTY, ILLINOIS.



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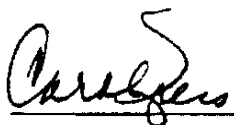
2 COMMUNITY BLVD
 Wheeling, Illinois 60090
 (847) 459-2600 • Fax (847) 459-9692

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 1233 OBOE CT 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: 6/22/2010