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WARRANTY DEED

Doc#: 1114011030 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/20/2011 09:48 AM Pg: 1 of 2

GRANTORS -

ALEXANDER D. PATRICKUS AND AMY L.

PATRICKUS f/k/a AMY L. WINTER, his wife

of Cook County, in the State of Illinois for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY and WARRANT to:

NOLAN KAPLAN AND NORMA KAPLAN, his wife

884 Boxwood Lane
Buffalo Grove IL. 60089

Name and Address of Grantee(s)

(Strike Inapplicable)

- a) As Tenants in Common
- b) Not in Tenancy in Common, but in Joint Tenancy
- c) Not as Joint Tenants or not as Tenants in Common, but as Tenants by the Entirety Forever
- d) Statutory (individual to individual)

all rights, title, and interest in the following described Real Estate situated in the County of McHenry in the State of Illinois, to wit:

SEE ATTACHED FOR LEGAL DESCRIPTION

Permanent Real Estate Index Number: **02122000211076**

Commonly known as: **1243 E. Baldwin Unit 101 Palatine IL 60074**

hereby releasing and waiving all rights under and by virtue of the HOMESTEAD EXEMPTION LAWS of the state of Illinois.

DATED this 10th day of May, 2011.

Alexander D. Patrickus
ALEXANDER D. PATRICKUS

Amy L. Patrickus f/k/a Amy L. Winter
AMY L. PATRICKUS f/k/a AMY L. WINTER

State of Illinois, County of Cook, I, the undersigned, a Notary Public in and for said County, in the aforesaid, do hereby certify that **ALEXANDER D. PATRICKUS AND AMY L. PATRICKUS f/k/a AMY L. WINTER** are personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instruments, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her 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 10th day of May, 2011.

Maria L. Reimer
NOTARY PUBLIC

Prepared by: Gary A. Newland, 121 S. Wilke, #101, Arlington Hts., IL 60005

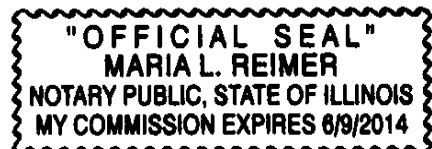
Send Tax Bill To: **NOLAN KAPLAN & NORMA KAPLAN**

884 Boxwood Lane
Buffalo Grove IL. 60089

Return To:

~~Elliott Hartstein~~
~~70 S. Highway 45 Suite 205~~
~~Graylake IL 60030~~

Nolan + Norma Kaplan
884 Boxwood Lane
Buffalo Grove, IL 60089



Attorneys Title Company
18 Market Place, Suite 200
Chicago, IL 60601
Title Search Department

110393000383

1/2

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Property Address: 1243 E. Baldwin Ln., Unit 101, Palatine, IL

Permanent Index Numbers:

02-12-200-021-1076

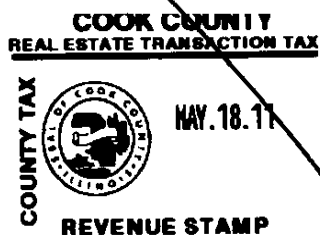
Legal Description:

Parcel 1: Unit 101, out of Unit 101-F in San Tropai Condominium, as delineated on Survey of the following described parcel of land (hereinafter referred to as "Parcel"): That part of the South 780.0 feet, as measured at right angles of the South line thereof, of the Northwest 1/4 of the Northeast 1/4 of Section 12, Township 42 North, Range 10, East of the Third Principal Meridian, described as follows: Commencing at the Southwest corner of said Northwest 1/4 of the Northeast 1/4, thence East along the South line of said Northwest 1/4 of the Northeast 1/4, 282.96 feet, (the South line of said Northwest 1/4 of the Northeast 1/4 being assumed as running due East and West for this legal description); thence North 167.0 feet to a point for a place of beginning of the parcel of land therein described; thence West 77.0 feet; thence North 88.0 feet; thence West 13.40 feet; thence North 217.17 feet; thence East 77.0 feet; thence South 123.0 feet; thence East 71.40 feet; thence South 59.17 feet; thence West 58.0 feet; thence South 123.0 feet to the place of beginning in Cook County, Illinois, which Survey is attached as Exhibit "A" to Declaration of Condominium made by Chicago Title and Trust Company, as Trustee under Trust No. 1067400 and recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 23448135, and as amended by Document No. 0030092654 together with its undivided percentage interest in the common elements

Parcel 2: Easements for ingress and egress for the benefit of Parcel 1, as defined and set forth in Master Declaration of Covenants and Restrictions and Easements for San Tropai Planned Residential Development, made by Chicago Title and Trust Company Trust No. 1067400, dated March 31, 1976 and recorded April 12, 1976 as Document No. 23448134, and created by Deed from Chicago Title and Trust Company Trust No. 1067400 to Eugene J. Wulbert dated September 3, 1976 and recorded September 8, 1976 as Document No. 23627629 in Cook County, Illinois.

SUBJECT TO:

GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING, COVENANTS, CONDITIONS, AND 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.



# 0000003043	REAL ESTATE TRANSFER TAX
	0003925
	FP326665



# 0000003306	REAL ESTATE TRANSFER TAX
	0007850
	FP326652