

A 12-108561

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WARRANTY DEED



12158340330

Doc#: 1215834033 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/06/2012 09:05 AM Pg: 1 of 3

MAIL & SEND TAX BILLS TO:

David Harder
131 Willow Edge Avenue
Unit # E
Willow Springs, IL 60480

Property of Cook County Clerk's Office

THE GRANTOR, **Gene J. Perepechko**, a single person of 131 Willow Edge Ave # E, Willow Springs, County of Cook, in the State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEE, **David Harder**, a ^{married} ~~single~~ person of 5226 S. 73rd Ct # 2R, Summit, of Cook County, State of Illinois, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHMENT

Permanent Real Estate Index Number: **23-05-201-070-0000**

Address of Real Estate: **131 Willow Edge Avenue, Unit E, Willow Springs, Illinois 60480**

3

Hereby releasing waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: covenants, conditions, and restrictions of record; easements for public utilities; and to General Taxes for 2011 and subsequent years.

DATED this 30 May 2012.

Gene J. Perepechko
by Marilyn Perepechko
His Attorney in Fact

Gene J. Perepechko

S 1/3
P 3
S N
SC V
INT R

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PARCEL 1: THAT PART OF LOT 5 IN WILLOWS EDGE, BEING A SUBDIVISION IN SECTION 5, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 5; THENCE SOUTH 88 DEGREES, 59 MINUTES, 18 SECONDS EAST, 19.99 FEET; THENCE SOUTH 1 DEGREE, 00 MINUTES, 42 SECONDS WEST, 1.70 FEET; THENCE NORTH 89 DEGREES, 22 MINUTES, 15 SECONDS EAST, 27 FEET; THENCE SOUTH 0 DEGREES, 37 MINUTES, 45 SECONDS EAST, 37 FEET; THENCE SOUTH 89 DEGREES, 22 MINUTES, 15 SECONDS WEST, 27 FEET; THENCE NORTH 0 DEGREES, 37 MINUTES, 45 SECONDS WEST, 22 FEET; THENCE NORTH 89 DEGREES, 22 MINUTES, 15 SECONDS EAST, 27 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF PARTY WALL RIGHTS, COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS DATED JANUARY 25, 1988 AND RECORDED APRIL 05, 1988 AS DOCUMENT NUMBER 88138286 AND AS CREATED BY DFED FROM COLE TAYLOR BANK/FORD CITY, AS SUCCESSOR TRUSTEE TO FORD CITY BANK AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 01, 1973 AND KNOWN AS TRUST NUMBER 382 TO ROBERT A. SRAMEK AND SUSAN M. HAYES, AND RECORDED DECEMBER 19, 1988 AS DOCUMENT 88582380 FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.

131 Willows Edge Ave, Unit F
Willow Springs, IL 60480

Property Index Number:
23-05-201-070-0000