

UNOFFICIAL COPY

WARRANTY DEED
ILLINOIS STATUTORY



Doc#: 1228450020 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/10/2012 08:50 AM Pg: 1 of 3

1208701 1/2

Saturn Title LLC
1030 W. Higgins Rd.
Suite 365
Park Ridge, IL 60068

THE GRANTOR(S), **Jadwiga Badzinska -Marek A/K/A Jadwiga Badzinska married woman** of the City of Morton Grove, County of COOK, State of Illinois for and in consideration of TEN & 11/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANTS to

Arman Saakian and Samuel Saakian, as joint tenants; all interests in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

This is not homestead property as to Marek Pajor

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO: covenants, conditions and restrictions of record building lines and easements, private, public and utility easements and roads and highways, and general future real estate taxes not due and payable at time of closing.

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.

Permanent Real Estate Index Number(s): 10-19-109-045-1033
~~101-91-090-45-1033~~
Address(es) of Real Estate: 8630 Waukegan Rd Unit 513 Morton Grove Il. 60053.

Dated this 19th day of September, 2012

Jadwiga Badzinska
Jadwiga Badzinska-Marek, A/K/A
Jadwiga Badzinska

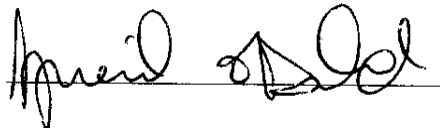
VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP
NO. 04502 AMOUNT \$ 309- DATE 9/19/12
ADDRESS 8630 Waukegan # 513
(VOID IF DIFFERENT FROM DEED)
BY AB Walker

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, CERTIFY THAT Jadwiga Badzinska -Marek A/K/A Jadwiga Badzinska, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the same instrument as their 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 19th day of September, 2012

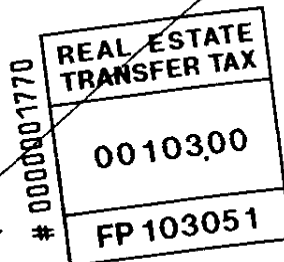
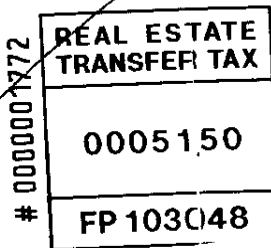
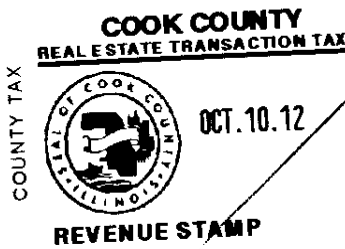
 (Notary Public)

Prepared by: Agnieszka E. Debicki & Associates
4319 N. Central Avenue
Chicago, Illinois 60634



Mail to: ~~Marek Sargis~~
~~Attorney at Law~~
7366 N. Lincoln Ste 206
Lincolnwood Il. 60712

Name and Address of Taxpayer: Arman Saakian
8630 Waukegan Unit 515
Morton Grove Il. 60053



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Legal: PARCEL 1: UNIT NUMBER 513, IN CONDOMINIUM OF MORTON GROVE ESTATES BUILDING NUMBER 'B-1', AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL): A PARCEL OF LAND LYING WITHIN A TRACT OF LAND DESCRIBED IN DOCUMENT NUMBER LR2743363, SAID PARCEL OF LAND BEING BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF THE AFORESAID TRACT OF LAND, SAID NORTHEAST CORNER BEING ON THE MOST EASTERLY LINE OF SAID TRACT OF LAND ON THE EAST LINE OF LOT 192 IN THE FIRST ADDITION TO DEMPSTER- WAUKEGAN ROAD SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN AND 523.29 FEET SOUTH OF THE NORTHEAST CORNER OF LOT 200 IN THE AFORESAID SUBDIVISION;

THENCE SOUTH, ALONG THE MOST EASTERLY LINE OF SAID TRACT OF LAND 302.18 FEET; THENCE WEST, ALONG A LINE DRAWN PERPENDICULAR TO SAID EASTERLY LINE 135.5 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL OF LAND; THENCE CONTINUING WEST, ALONG SAID PERPENDICULAR LINE, 171.5 FEET; THENCE NORTH, ALONG A LINE PARALLEL WITH THE MOST EASTERLY LINE OF AFORESAID TRACT OF LAND, 64 FEET; THENCE EAST, 171.5 FEET; THENCE SOUTH, 64 FEET TO THE HEREIN ABOVE DESIGNATED POINT OF BEGINNING WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 8, 1974 AND KNOWN AS TRUST NUMBER 32743, AND FILED WITH THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON MAY 21, 1975 AS DOCUMENT ON MAY 21, 1975 AS DOCUMENT NUMBER LR 2808637; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPT FROM SAID PARCEL ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS DATED DECEMBER 1, 1974 AND FILED WITH THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON JANUARY 3, 1915 AS DOCUMENT NUMBER LR 2789908 AND AS CREATED BY DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 8, 1974 AND KNOWN AS TRUST NUMBER 32743, TO WILLIAM J. MORRISSEY AND MARY J. MORRISSEY, HIS WIFE, DATED MAY 26, 1975 AND FILED JULY 14, 1975 AS DOCUMENT LR2818455, FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.