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WARRANTY DEED

(Illinois)
Individual

Doc#: 1303612084 Fee: \$60.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/05/2013 10:56 AM Pg: 1 of 2

Handwritten: 52010083-FMNC

Richard I. Tepper and Lynn A. Tepper, husband and wife,
Of the Village of Arlington Heights, County of Cook, State of Illinois,
For and in the Consideration of Ten (\$10.00) DOLLARS,
And other good and valuable consideration in hand paid,
CONVEY and WARRANT to:

Nicole Ferretti,
Of 3054 Springdale Ave., Glenview, IL 60025

Individually,
all interest in the following described Real Estate situated in Cook County, Illinois:

SEE ATTACHED LEGAL DESCRIPTION.

BOX 15

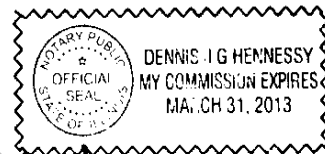
Property Address: 121 S. Vail Ave., Unit 407, Arlington Heights, Illinois 60005
PIN: 03-32-101-043-1026

Subject to: Real Estate Taxes for 2012 and subsequent years, easement, covenants and restrictions of record; together with all appurtenances thereunto belonging, or in any way appertaining to, and hereby waiving all the estate, right, title interest, claim, or demand whatsoever, of the Grantor, either in law or equity, of, in and to the Property, including the release and waiver of the right of homestead, TO HAVE AND TO HOLD, individually, forever.

DATED this 30 day of January 2013.

Signature of Richard I. Tepper
Richard I. Tepper

Signature of Lynn A. Tepper
Lynn A. Tepper



State of Illinois, County of DePAGE, I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Richard I. Tepper and Lynn A. Tepper are 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 said 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 30th day of January 2013.

My Commission expires 3/30/13

Signature of Notary Public
Notary Public

This Instrument was prepared by: Dennis Hennessy, 215 Catalpa, Itasca, IL 60143

Mail to: Melanie J. Matiassek
1020 55 Place
COUNTRYSIDE, IL 60005

Send Tax bills to: Nicole Ferretti
121 S. Vail Ave., Unit 407
Arlington Heights, Illinois 60005

FIDELITY NATIONAL TITLE

Vertical stamp: S N
P 2
S N
SC V
INT AB

UNOFFICIAL COPY



FIDELITY NATIONAL TITLE INSURANCE COMPANY

1990 E. ALGONQUIN RD., #100, SCHAUMBURG, ILLINOIS 60173

PHONE: (847) 397-1300

FAX: (847) 885-5728



ORDER NUMBER: 2011 052010083 UOC
STREET ADDRESS: 121 S. VAIL AVENUE
UNIT 407

CITY: ARLINGTON HEIGHTS COUNTY: COOK
TAX NUMBER: 03-32-101-043-1026

LEGAL DESCRIPTION:

UNIT 407 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"):

LOTS 10, 11 AND 12 IN SIGWALT'S SUBDIVISION OF THE NORTH 1/2 OF THE WEST 15 ACRES OF THE NORTH 30 ACRES OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM MADE BY LA SALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 5, 1968 AND KNOWN AS TRUST NUMBER 38030 AND REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, AS DOCUMENT LR2565908, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), IN COOK COUNTY, ILLINOIS.

REAL ESTATE TRANSFER	01/31/2013
  COOK	\$46.25
ILLINOIS:	\$92.50
TOTAL:	\$138.75

03-32-101-043-1026 | 20130101605485 | NNJ9PX