

# UNOFFICIAL COPY

## WARRANTY DEED



Doc#: 1304256056 Fee: \$42.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/11/2013 02:01 PM Pg: 1 of 3

THE GRANTORS, **BORIS FARBER AND EMILIA FARBER, HUSBAND AND WIFE**, of the city of WHEELING, County of COOK, State of ILLINOIS, for and in consideration of ten dollars (\$10.00) and other valuable consideration in hand paid, convey and warrant to:

**KEN GEVONDYAN**

of the city of Wheeling, Illinois, the following described Real Estate situated in the County of COOK in the State of Illinois:

SEE REVERSE SIDE FOR LEGAL DESCRIPTION

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 forever.

Permanent Index Number(s): 03-04-302-037-1471  
Address of the Real Estate: 1323 ORRINGTON CT., WHEELING, ILLINOIS 60090

DATED this 11<sup>th</sup> day of January, 2013

B. Farber  
BORIS FARBER

Emilia Farber  
EMILIA FARBER

Return to:

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STS12-03502

STATE OF ILLINOIS }  
COUNTY OF Cook } SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **BORIS FARBER AND EMILIA FARBER, HUSBAND AND WIFE**, 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 he signed, sealed and delivered this said instrument as the 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 11<sup>th</sup> day of January, 2013.

Alexandra Denenberg  
NOTARY PUBLIC



This instrument prepared by: Yelena R. Shvartsman, P.C., 400 Skokie Blvd, Suite 220, Northbrook, Illinois 60062.

~~AFTER RECORDING THIS INSTRUMENT SHOULD BE SENT TO:~~

Ken Gevondyan  
1323 Orrington Ct, Wheeling, IL 60090

Send subsequent tax bills to:

Ken Gevondyan  
1323 Orrington Ct, Wheeling, IL 60090

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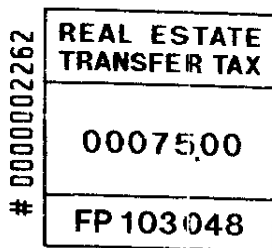
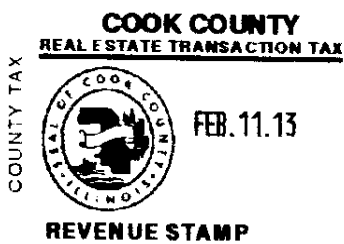
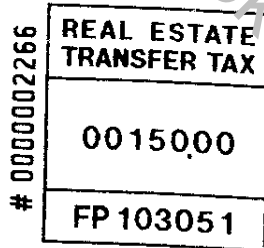
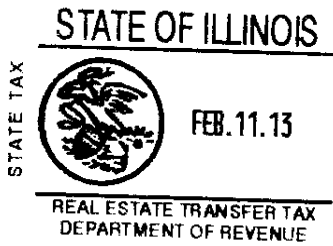
## LEGAL DESCRIPTION

of premises commonly known as 1323 ORRINGTON CT., WHEELING, ILLINOIS 60090

UNIT NO. 1-26-110-N-1323 IN THE ARLINGTON CLUB CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THAT PART OF THE EAST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 AND PART OF THE SOUTH EAST 1/4 OF SECTION 4, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 86245994 AND AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PRMANENT INDEX NUMBER: 03-04-302-037-1471



**SUBJECT TO:**

covenants, conditions and restrictions of record; public and utility easements; and subject only to real estate for 2012 and subsequent years.

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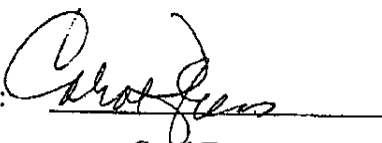
2 COMMUNITY BLVD  
 Wheeling, Illinois 60090  
 (847) 459-2600 • Fax (847) 459-9692

**VILLAGE OF WHEELING TRANSFER CERTIFICATE**

The undersigned, pursuant to the authority granted under Title 15, Chapter 15.38 of the Wheeling Municipal Code, 1523 ORRINGTON PIN NO 03-04-302-037-1471 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: 1/16/2013