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WARRANTY DEED

GRANTOR -

ELIZABETH A. GRABOWSKI

A SINGLE WOMAN 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:

Doc#: 1309326195 Fee: \$40.00
RHSP Fee: \$10.00 Affidavit Fee:
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/03/2013 02:33 PM Pg: 1 of 2

JOANNE LUSK, a Single woman
515 S. Crescent Ave.
Park Ridge IL 60068
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)

REAL ESTATE TRANSFER		03/21/2013
	COOK	\$96.25
	ILLINOIS:	\$192.50
	TOTAL:	\$288.75

03-29-340-022-1027 | 20130301602562 | XQ3DXN

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

SEE ATTACHED FOR LEGAL DESCRIPTION

Permanent Real Estate Index Number: **03-29-340-027-1027**

Commonly known as: **44 N. VAIL AVE. Unit 312 Arlington Heights IL 60005** hereby releasing and waiving all rights under and by virtue of the HOMESTEAD EXEMPTION LAWS of the state of Illinois.

DATED this 14 day of march, 2013.

Elizabeth A. Grabowski
ELIZABETH A. GRABOWSKI

P.N.T.N.

state of Illinois, County of Cook, I, the undersigned, a Notary Public in and for said County, in the aforesaid, do hereby certify that **ELIZABETH A. GRABOWSKI** is 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 14 day of MARCH, 2013.

Thomas H. Scheich
NOTARY PUBLIC
Thomas H. Scheich
Notary Public
State of Florida



My Commission Expires 10/28/2015

Prepared by: Gary A. Newland, 121 S. Wacker, # 141804, Arlington Hts., IL 60005

Send Tax Bill To: **JOANNE LUSK**
44 N. VAIL AVE. Unit 312
Arlington Heights IL 60005
Return To: **Jason Schram, ESQ.**
2860 S. River Road Suite 145
Des Plaines IL 60018

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EXHIBIT "A"

PARCEL 1: UNIT 312 IN THE VAIL AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:: BEGINNING AT THE SOUTHEAST CORNER OF LOT 4 IN BLOCK 24 IN THE TOWN OF DUNTON BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 29; THENCE NORTH 89 DEGREES 21 MINUTES 26 SECONDS WEST ALONG THE SOUTH LINE OF SAID BLOCK 24, 151.75 FEET; THENCE NORTH 00 DEGREES 38 MINUTES 34 SECONDS EAST, 265.17 FEET TO THE NORTH LINE OF SAID BLOCK 24; THENCE SOUTH 89 DEGREES 21 MINUTES 53 SECONDS EAST ALONG THE NORTH LINE OF SAID BLOCK 24, 150.11 FEET TO THE NORTHEAST CORNER OF LOT 1 IN SAID BLOCK 24; THENCE SOUTH 0 DEGREES 17 MINUTES 22 SECONDS WEST ALONG THE EAST LINE OF SAID BLOCK 24, 265.20 FEET TO THE POINT OF BEGINNING; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00625338, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF GARAGE SPACE 71, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 00625338.

PARCEL 3: EASEMENTS FOR THE BENEFIT OF PARCELS 1 AND 2 FOR INGRESS, EGRESS, USE AND ENJOYMENT AS SET FORTH IN CROSS EASEMENT AND COST SHARING AGREEMENT RECORDED AS DOCUMENT NUMBER 00577251.
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.