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1312050047

WARRANTY DEED
ILLINOIS STATUTORY

Doc#: 1312050047 Fee: \$40.00
RHSP Fee: \$10.00 Affidavit Fee:
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/30/2013 02:43 PM Pg: 1 of 2

CAMBRIDGE TITLE COMPANY
400 Central Avenue
Northfield, IL 60093

13685CL

THE GRANTOR(S), Andrey Rafa and Tetyana Varnitska, husband and wife, of 651 Hapsfield Lane, Unit 106, Buffalo Grove, IL 60089, County of COOK, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to

Ewa OHiggins

of 840 Weidner Road, Unit 204, Buffalo Grove, IL 60089, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

PARCEL 1: UNIT NUMBER 651-106 IN CHATHAM EAST CONDOMINIUM AS DELINEATED IN A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE; THAT PART OF LOT 7 IN CHATHAM SUBDIVISION UNIT NUMBER 2 BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 5, TOWNSHIP 42 NORTH, RANGE 1, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 91534050, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PS 651-12 A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID AS DOCUMENT NUMBER 91547050, AS AMENDED FROM TIME TO TIME.

PARCEL 3: EASEMENTS FOR THE BENEFIT OF PARCEL 1, OVER UNDER AND UPON PART OF LOT 7, AS CREATED BY MASTER DECLARATION OF CHATHAM EAST CONDOMINIUM COMMON AREA ASSOCIATION RECORDED OCTOBER 18, 1991 AS DOCUMENT 91307049.


SUBJECT TO: covenants, conditions and restrictions of record, general taxes for the year 2012 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s)

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 Real Estate Index Number(s): 03-05-400-021-1127
Address of Real Estate: 651 Hapsfield Lane, Unit 106, Buffalo Grove, IL 60089

DATED this 15 day of April, 2013.

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Andrey Rafa



Tetiana Varnitska

STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that Andrey Rafa and Tetiana Varnitska, personally known to me to be the same person(s) whose name(s) 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, if any.

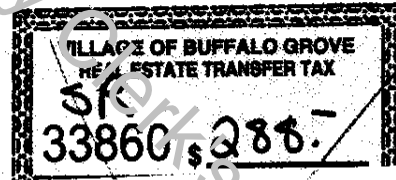
Given under my hand and official seal, this 15th day of April, 2013.





Notary Public

Prepared by: Edward Kogan
3330 Dundee Road, Suite C-5
Northbrook, IL 60062



SEND SUBSEQUENT TAX BILLS TO:

Ewa OHiggins
651 Hapsfield Lane, Unit 106
Buffalo Grove, IL 60089

Mail to:

~~Ewa OHiggins~~
~~651 Hapsfield Lane, Unit 106~~
~~Buffalo Grove, IL 60089~~
Barry M. Rosen
1411 McHe
Suite 125
Buffalo Gro

