

# UNOFFICIAL COPY

## Warranty Deed

Individual to Trust

ILLINOIS



Doc#: 1314013054 Fee: \$44.25

RHSP Fee:\$10.00 Affidavit Fee: \$2.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 05/20/2013 01:21 PM Pg: 1 of 3

Above space for recorder's use only.

**THE GRANTOR, DAVID M. CIMMARUSTI**, a single person, of the Village of Palatine, County of Cook, State of Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS unto DAVID M. CIMMARUSTI and DR. SAM R. CIMMARUSTI as Trustees under the DAVID M. CIMMARUSTI 2013 DECLARATION OF TRUST dated May 8, 2013, and any amendments or restatements thereto, sitused at 24 W. Station Street, Unit 416, Palatine, Illinois 60067, the **GRANTEES**, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

*(See Page 2 for Legal Description),*

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General real estate taxes for 2012 and subsequent years; covenants, conditions and restrictions of record; building lines and easements, if any:

Permanent Real Estate Index Number: 02-15-424-012-1020

Address of Real Estate: 24 W. Station Street, Unit 416, Palatine, Illinois 60067

The date of this deed of conveyance is May 8, 2013.

(SEAL) DAVID M. CIMMARUSTI

State of Illinois)

County of Lake)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that DAVID M. CIMMARUSTI, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his 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 May 8, 2013.

Notary Public

(My Commission Expires 7/27/16)

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For the premises commonly known as: 24 W. Station Street, Unit 416, Palatine, Illinois 60067

PARCEL 1: UNIT 416W IN PROVIDENCE OF PALATINE CONDOMINIUM, AS DELINEATED ON THE PLAT OF THE FOLLOWING DESCRIBED PROPERTY: (A) LOT 1 IN THE PROVIDENCE OF PALATINE, BEING A SUBDIVISION OF PART OF THE EAST  $\frac{1}{2}$  OF THE SOUTHEAST  $\frac{1}{4}$  OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; AND (B) EASEMENT FOR AN UNDERGROUND PARKING GARAGE LYING WITHIN THE RIGHT OF WAY LINES OF WILSON STREET AND BOTHWELL STREET BETWEEN THE HORIZONTAL PLANES OF 751.00 FEET AND 736.00 FEET (USGS 1929 DATUM) GRANTED BY THE VILLAGE OF PALATINE IN INSTRUMENT RECORDED AS DOCUMENT NO. 06-08631063, WHICH PLAT IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 27, 2006, AS DOCUMENT NO. 06-08631064, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE RIGHT TO USE OF PARKING SPACE 88LL, A LIMITED COMMON ELEMENT, AS DELINEATED IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 06-08631064 AND IN THE PLAT ATTACHED THERETO.

EXEMPT UNDER 35 ILCS 200/31-45 PARAGRAPH e.

May 8, 2013  
DATE

  
SIGNATURE OF AUTHORIZED PARTY

This instrument was prepared by  
Andrew J. Kelleher, Jr., Esq.  
Kelleher & Buckley, LLC  
102 S. Wynstone Park Dr., #100  
North Barrington, Illinois 60010

Send subsequent tax bills to:  
David M. Cimmarusti and Dr.  
Sam R. Cimmarusti, Trustees  
24 W. Station Street  
Unit 416  
Palatine, IL 60067

Recorder-mail recorded document to:  
Andrew J. Kelleher, Jr., Esq.  
Kelleher & Buckley, LLC  
102 S. Wynstone Park Dr., #100  
North Barrington, Illinois 60010

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or his/her entity recognized as a person authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated May 8, 2013

Signature: \_\_\_\_\_

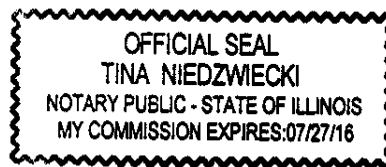
DAVID M. CIMMARUSTI, Grantor

Subscribed and Sworn to before me  
this 8<sup>th</sup> day of May, 2013.Tina Niedzwiecki  
NOTARY PUBLIC

The grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or his/her entity recognized as a person authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated May 8, 2013

Signature: \_\_\_\_\_

DAVID M. CIMMARUSTI, as Trustee as  
AforesaidSubscribed and Sworn to before me  
this 8<sup>th</sup> day of May, 2013.Tina Niedzwiecki  
NOTARY PUBLIC

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)