

# UNOFFICIAL COPY



Doc#: 1328234023 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/09/2013 09:03 AM Pg: 1 of 3

## WARRANTY DEED

Send Subsequent Tax Bills to:

John Evans  
460 W. Wood Street  
Palatine, IL 60067

Mail to:

John Evans  
460 W. Wood Street  
Palatine, IL 60067

A13-0737ET

THE GRANTOR, **TIMOTHY SISK**, DIVORCED AND NOT SINCE REMARRIED, of the County of Cook, Village of Schaumburg, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS TO:

**JOHN EVANS,**  
Of 437 Dogwood, Deer Park, Illinois  
As Sole Owner

the following described Real Estate situated in the County of Cook, in the State of Illinois to wit:

LEGAL DESCRIPTION:

See Attached Legal Description

Permanent Real Estate Index: 02-15-301-057-1021

Address of Real Estate: 460 W. Wood Street, Palatine, IL 60067

Subject to real estate taxes not yet due and payable, covenants, conditions, and restrictions of record and building lines and easements as exist, 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 as as Sole Owner. 3

Grantee herein is prohibited from conveying captioned property for any sales price for a period of thirty days from the date of this deed. After this thirty day period, Grantee is further prohibited from conveying the property for a sales price greater than \$309,900.00 until ninety days from the date of this deed. These restrictions shall run with the land and are not personal to the Grantee.

Dated: 27<sup>th</sup> day of September, 2013.

 [SEAL]  
**TIMOTHY SISK**

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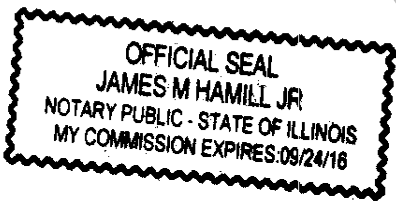
State of IL )

) ss.

County of COOK )

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above signed are 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/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 29<sup>th</sup> day of September, 2013.



[Signature]  
NOTARY PUBLIC

Commission expires 9/24, 2016

Prepared by: James M. Hamill, Jr. – Law Office of James M. Hamill, Jr., Ltd.  
200 W. Higgins Road, Suite 200, Schaumburg, IL 60195

REAL ESTATE TRANSFER	10/04/2013
COOK	\$129.25
ILLINOIS:	\$258.50
<b>TOTAL:</b>	<b>\$387.75</b>



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PARCEL 1:

UNIT 8 IN THE GROVES OF PALATINE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS IN THE GROVES OF PALATINE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 01, 2002 AS DOCUMENT NUMBER 0021076635, AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS;

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 OVER LOTS 11 AND 12 (COMMON AREA) AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE GROVES OF PALATINE HOMEOWNERS ASSOCIATION RECORDED OCTOBER 01, 2001 AS DOCUMENT NUMBER 0021076634, IN THE GROVES OF PALATINE SUBDIVISION, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office