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Doc#: 1332549019 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/21/2013 11:13 AM Pg: 1 of 3

1002
ANTSI ST SIM SHYU

RETURN RECORDED DEED TO:

Agnieszka Debicki, Attorney
832 E. Rand Rd., Ste. 15
Mt. Prospect, IL 60056

SEND SUBSEQUENT TAX BILLS:

Waldemar Bodocha
245 S. Park Ln. # 104
Palatine, IL 60067

debt
American National Title Services, Inc.
2300 Barrington Road, Suite 325A
Hoffman Estates, IL 60169

WARRANTY DEED

THE GRANTOR, DAWN A. CHRISTENSEN, a single person and not a member of a civil union, of Cook County, Illinois, for and in consideration of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid, **CONVEYS** and **WARRANTS** to:

WALDEMAR BODOCHA, a ^{married man} ~~single person and not a member of a civil union~~ ^{in WB}, of 4624 River Rd., #1B, Schiller Park, Illinois 60176, County of Cook.

Of the County of Cook, all interest in the following described Real Estate situated in the Village of Palatine, County of Cook, State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: GENERAL REAL ESTATE TAXES NOT DUE AT THE TIME OF CLOSING; COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD; BUILDING LINES EASEMENTS, IF ANY, SO LONG AS THEY DO NOT INTERFERE WITH PURCHASERS USE AND ENJOYMENT OF THE PROPERTY.

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

PROPERTY INDEX NO: 02-24-105-025-1004
COMMON ADDRESS: 245 S. PARK LN., PALATINE, IL 60067

IN WITNESS WHEREOF, the undersigned has made, executed and delivered this deed as of this 12 day of November, 2013.

Dawn A. Christensen
DAWN A. CHRISTENSEN

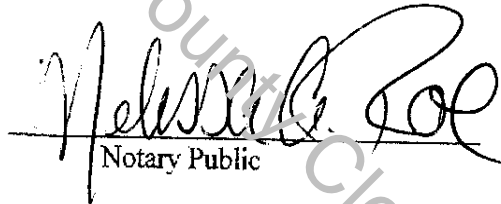
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Prepared By: David J. Finn, Attorney at Law, 2300 N. Barrington Road, Suite 325-B, Hoffman Estates, IL 60169

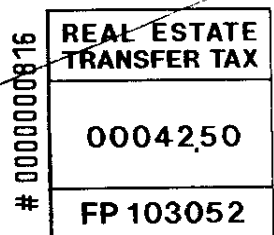
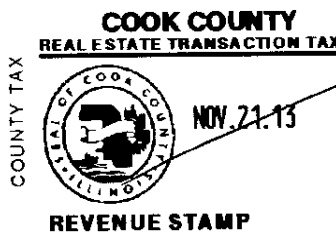
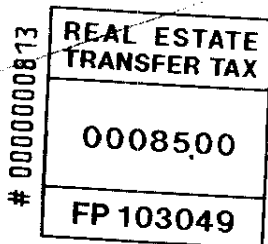
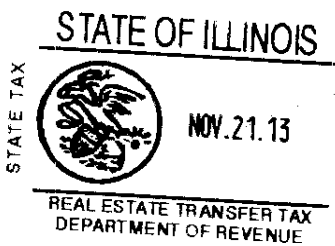
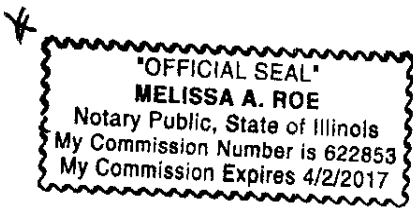
State of ILLINOIS }
County of JACKSON }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that DAWN A. CHRISTENSEN, a single person and not a member of a civil union, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as a free and voluntary act, for the use and purposes therein set forth including the release and waiver of the right of homestead.

GIVEN under my hand and Notary Seal this 12 day of November, 2013.


Notary Public

My Commission Expires: 4/2/2017



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CHICAGO TITLE INSURANCE COMPANY

**COMMITMENT FOR TITLE INSURANCE
SCHEDULE A (CONTINUED)**

ORDER NO.: 1409 ST5145446 MNC

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

PARCEL 1:

UNIT NUMBER 104 IN WILLOW CREEK CONDOMINIUM NO. 1 AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:
 LOT 2 (EXCEPT THAT PART THEREOF LYING SOUTH OF A LINE DRAWN AT RIGHT ANGLES TO THE WEST LINE OF SAID LOT 2 AND PASSING THROUGH A POINT IN THE WEST LINE OF LOT 2 THAT IS 53.85 FEET NORTH OF THE SOUTHWEST CORNER OF LOT 2 AS MEASURED ALONG THE WEST LINE OF LOT 2) ALSO THAT PART OF LOT 5 DESCRIBED AS FOLLOWS:
 BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 5 THENCE SOUTH EASTERLY ALONG THE NORTH LINE OF LOT 5 FOR A DISTANCE OF 106.62 FEET TO A CORNER IN THE NORTH LINE OF LOT 5, THENCE EAST ALONG THE NORTH LINE OF LOT 5 FOR A DISTANCE OF 63.93 FEET THENCE SOUTHWESTERLY ALONG A LINE THAT FORMS AN ANGLE OF 100 DEGREES 30 MINUTES 24 SECONDS TO THE RIGHT WITH A PROLONGATION OF THE LAST DESCRIBED COURSE FOR A DISTANCE OF 156.25 FEET TO A POINT IN THE SOUTHERLY LINE OF LOT 5 THAT IS 20.04 FEET SOUTHEASTERLY OF A CORNER IN THE SOUTHERLY LINE OF LOT 5 (AS MEASURED ALONG THE SOUTHERLY LINE OF LOT 5) THENCE NORTH WESTERLY ALONG THE SOUTHERLY LINE OF LOT 5 FOR A DISTANCE OF 20.04 FEET TO A CORNER IN THE SOUTHERLY LINE OF LOT 5, THENCE WEST ALONG THE SOUTH LINE OF LOT 5 FOR A DISTANCE OF 122 FEET TO A POINT IN THE WEST LINE OF LOT 5, THENCE NORTH ALONG THE WEST LINE OF LOT 5 FOR A DISTANCE OF 165.25 FEET TO THE POINT OF BEGINNING ALL IN WILLOW CREEK APARTMENT ADDITION BEING A RESUBDIVISION OF PART OF WILLOW CREEK A SUBDIVISION OF PART OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 28, 1970 AS DOCUMENT NUMBER LR 2536651

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP BY CHICAGO TITLE AND TRUST COMPANY UNDER TRUST AGREEMENT NUMBER 56936 REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER LR2592936 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ALL IN COOK COUNTY, ILLINOIS

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT OF EASEMENT DATED JULY 20, 1971 AND FILED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON NOVEMBER 12, 1971 AS DOCUMENT NUMBER LR2592935 FROM THE FIRST NATIONAL BANK OF LAKE FOREST, A NATIONAL BANKING ASSOCIATION, AS TRUST UNDER, TRUST NUMBER 3461 AND TRUST NO 3377 TO CHICAGO TITLE AND TRUST COMPANY AS TRUST UNDER TRUST NUMBER 56936 OVER, ACROSS AND UPON THE FOLLOWING DESCRIBED PROPERTY: THE EAST 30 FEET OF LOT 1 AND ALSO THE WEST 30 FEET OF THE EAST 60 FEET OF THE SOUTH 153 FEET OF THE NORTH 316 FEET OF SAID LOT 1, ALL IN WILLOW CREEK APARTMENT ADDITION BEING A RESUBDIVISION OF PART OF WILLOW CREEK, A SUBDIVISION OF PART OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 28, 1970 AS DOCUMENT NUMBER LR 2536651, IN COOK COUNTY, ILLINOIS.