

# UNOFFICIAL COPY



Doc#: 1403850002 Fee: \$56.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/07/2014 07:39 AM Pg: 1 of 10

## SPECIAL WARRANTY DEED

File No: 137-435094

Saturn Title LLC  
1030 W. Higgins Road, Suite 365  
Park Ridge, IL 60068  
Phone: 847-696-1000

THIS AGREEMENT, made and entered into this 30 day of January, 2014, by and between Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, party of the first part and **Marcin Danecki and Katarzyna Wielgus, husband and wife, of 2546 N Harlem Ave, Unit 2C Elmwood Park, IL 60707** not as tenants in common nor as joint tenants but as tenants by the entirety, his/her/their heirs and assigns, party(ies) of the second part.

WITNESSETH that for an in consideration of the sum of TEN DOLLARS (\$10.00), the receipt of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby grant, bargain, sell, convey and confirm unto the said party(ies) of the second part, the following described real estate, commonly known as **5100 CARRIAGEWAY DR, UNIT 301, ROLLING MEADOWS IL 60008** which is legally described as follows:

(See Attached Legal Description)

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 U.S.C. 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

SAID CONVEYANCE is made subject of all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show.

AND THE SAID party of the first part does hereby covenant with the said party(ies) of the second part that it has not done, or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charges, except as herein recited; and that said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it will warrant and defend.

Buyer's Acknowledgement: \* Katarzyna Wielgus  
Marcin Danecki and Katarzyna Wielgus

IN WITNESS WHEREOF, the undersigned has set his/her hand and seal for and on behalf of the Secretary of Housing and Urban Development, under authority and by virtue of a delegation of

1411694 11  
AFTER RECORDING, MAIL TO:

SATURN TITLE, LLC  
1030 W. HIGGINS RD.  
SUITE 365  
PARK RIDGE, IL 60068

4

# UNOFFICIAL COPY

authority published at 70 FR 43171 on July 26, 2005 by the Department of Housing and Urban Development

Signed, sealed and  
Delivered in the present of:

[Signature]  
[Signature]

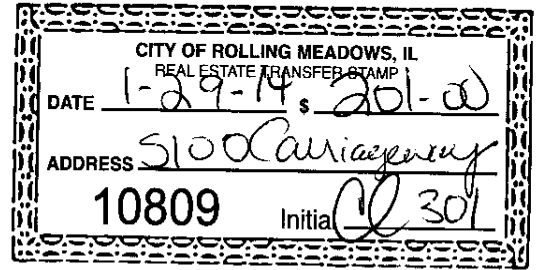
Secretary of Housing and Urban Development

By:

[Signature]  
Senior Project Manager  
for the United States Department of Housing  
and Urban Development, an agency of the  
United States of America.

"EXEMPT" under provisions of Paragraph (b),  
Section 4, Real Estate Transfer Tax Act.

\* 1/30/14 \*  
Date Buyer, Seller or Representative

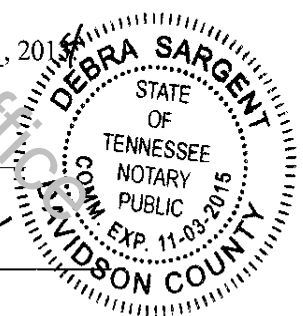


STATE OF IL  
COUNTY OF Davidson SS.

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared RON HUTCHISON, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date January 28, 2014, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed on behalf of Homesite, HUD's delegated Management and Marketing Contractors by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 for the Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, an agency of the United States of America.

Witness my hand and official seal this 28 day of January, 2014

[Signature]  
Notary Public



My commission expires: 1/3/15

**PREPARED BY AND MAIL TO:**  
Saturn Title LLC  
1030 W. Higgins Rd, Suite #365  
Park Ridge, IL 60068

**SEND SUBSEQUENT TAX BILLS:**  
MARCIN DANECKI  
2606 HARWOOD ST  
RIVER GROVE, IL 60171

# UNOFFICIAL COPY

**PIN: 08-08-301-064-1026**

## LEGAL DESCRIPTION

**PARCEL 1: UNIT NO. 301 IN THE CARRIAGE WAY COURT CONDOMINIUM BUILDING NO. 5100, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): THAT PART OF LOT 4 OF THREE FOUNTAINS AT PLUM GROVE (ACCORDING TO THE PLAT THEREOF RECORDED JULY 8, 1968 AS DOCUMENT NUMBER 20543261), BEING A SUBDIVISION IN SECTION 8, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST NORTHEASTERLY CORNER OF LOT 4 AFORESAID; THENCE SOUTH 00 DEGREES 05 MINUTES 00 SECONDS EAST ALONG THE EASTERLY LINE THEREOF 50.37 FEET; THENCE NORTH 90 DEGREES WEST (AT RIGHT ANGLES THERE TO) 116.04 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 74 DEGREES 22 MINUTES 04 SECONDS WEST 89.58 FEET; THENCE SOUTH 15 DEGREES 37 MINUTES 56 SECONDS EAST 233.00 FEET; THENCE NORTH 74 DEGREES 22 MINUTES 04 SECONDS EAST 89.58 FEET; THENCE NORTH 15 DEGREES 37 MINUTES 56 SECONDS WEST 233.00 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM FOR BUILDING NO. 5100 RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS AS DOCUMENT NO. 26619596 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

**PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE CARRIAGE WAY COURT HOMEOWNERS ASSOCIATION DATED THE 9TH DAY OF JULY, 1981, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 25945355 WHICH IS INCORPORATED HEREIN BY REFERENCE.**

**PARCEL 3: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN GRANT OF EASEMENTS DATED SEPTEMBER 25, 1968 AND RECORDED OCTOBER 18, 1968 AS DOCUMENT NO. 20649594 AND AS CREATED BY DEED FROM THREE FOUNTAINS EAST DEVELOPMENT ASSOCIATES, A LIMITED PARTNERSHIP, TO ANTHONY R. LICATA DATED NOVEMBER 23, 1979 AND RECORDED JANUARY 3, 1980 AS DOCUMENT. 25303970 FOR INGRESS AND EGRESS OVER AND ACROSS LOT 2 IN THREE FOUNTAINS AT PLUM GROVE SUBDIVISION, IN COOK COUNTY, ILLINOIS.**

**PARCEL 4: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF**

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**PARCEL 1 OVER THE NORTH 60 FEET OF THAT PART OF LOT FALLING WITHIN THE EAST 1/2 OF THE WEST 1/2 OF SECTION 8 AFORESAID FOR THE PURPOSE OF REASONABLE PEDESTRIAN TRAFFIC AS CREATED BY GRANT OF EASEMENT MADE BY HIBBARD, SPENCER BARTLETT TRUST TO THREE FOUNTAINS EAST DEVELOPMENT ASSOCIATES, A LIMITED PARTNERSHIP RECORDED JUNE 20, 1969, AS DOCUMENT NO. 29877478, IN COOK COUNTY, ILLINOIS.**

**PROPERTY ADDRESS: 5100 Carriageway Dr, Unit 301, Rolling Meadows, IL 60008**

Property of Cook County Clerk's Office

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Do not write in this area.  
County Recorder's Office use.



## PTAX-203 Illinois Real Estate Transfer Declaration

County:

Date:

Doc. No.:

Vol.:

Page:

Received by:

Please read the instructions before completing this form.  
This form can be completed electronically at [tax.illinois.gov/retd](http://tax.illinois.gov/retd).

### Step 1: Identify the property and sale information.

1 5100 Carriageway Dr, Unit 301  
Street address of property (or 911 address, if available)  
Rolling Meadows 60008  
City or village ZIP

Elk Grove  
Township

2 Write the total number of parcels to be transferred. 1

3 Write the parcel identifying numbers and lot sizes or acreage.

Parcel identifying number	Lot size or acreage
a 08-08-301-064-1025	<u>0.12</u>
b	
c	
d	

Write additional parcel identifiers and lot sizes or acreage in Step 3.

4 Date of instrument: 01/20/14  
Month Year

5 Type of instrument (Mark with an "X"):  
 Quit claim deed  Executor deed  Warranty deed  
 Beneficial interest  Other (specify):

6  Yes  No Will the property be the buyer's principal residence?

7  Yes  No Was the property advertised for sale?  
(i.e. media, sign, newspaper, realtor)

8 Identify the property's current and intended primary use.

Current	Intended (Mark only one item per column with an "X.")
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/> Land/lot only
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/> Residence (single-family, condominium, townhome, or duplex)
<input type="checkbox"/>	<input type="checkbox"/> Mobile home residence
<input type="checkbox"/>	<input type="checkbox"/> Apartment building (6 units or less) No. of units:
<input type="checkbox"/>	<input type="checkbox"/> Apartment building (over 6 units) No. of units:
<input type="checkbox"/>	<input type="checkbox"/> Office
<input type="checkbox"/>	<input type="checkbox"/> Retail establishment
<input type="checkbox"/>	<input type="checkbox"/> Commercial building (specify):
<input type="checkbox"/>	<input type="checkbox"/> Industrial building
<input type="checkbox"/>	<input type="checkbox"/> Farm
<input type="checkbox"/>	<input type="checkbox"/> Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and write the date of the change.  
Date of significant change: \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_  
Month Year

(Mark with an "X")  
 Demolition/damage  Additions  Major remodeling  
 New Construction  Other (specify):

10 Identify only the items that apply to this sale. (Mark with an "X.")

- a  Fulfillment of installment contract -- year contract initiated: \_\_\_\_\_
- b  Sale between related individuals or corporate affiliates
- c  Transfer of less than 100 percent interest
- d  Court-ordered sale
- e  Sale in lieu of foreclosure
- f  Condemnation
- g  Short sale
- h  Bank REO (real estate owned)
- i  Auction sale
- j  Seller/buyer is a relocation company
- k  Seller/buyer is a financial institution or government agency
- l  Buyer is a real estate investment trust
- m  Buyer is a pension fund
- n  Buyer is an adjacent property owner
- o  Buyer is exercising an option to purchase
- p  Trade of property (simultaneous)
- q  Sale-leaseback
- r  Other (specify):

s \_\_\_\_\_ Homestead exemptions on most tax recent tax bill:

1 General/Alternative	\$	<u>000</u>
2 Senior Citizens	\$	
3 Senior Citizens Assessment Freeze	\$	

### Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 to the next highest whole dollar. If the amount on Line 11 is over \$1 million and the property's current use on Line 8 above is marked "e," "f," "g," "h," "i," or "k," complete Form PTAX-203-A, Illinois Real Estate Transfer Declaration Supplemental Form A. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11	Full actual consideration	11	\$67,000.00
12a	Amount of personal property included in the purchase	12a	\$ 0.00
12b	Was the value of a mobile home included on Line 12a?	12b	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
13	Subtract Line 12a from Line 11. This is the net consideration for real property.	13	\$67,000.00
14	Amount for other real property transferred to the seller (in a simultaneous exchange) as part of the full actual consideration on Line 11	14	\$ 0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15	\$ 0.00
16	If this transfer is exempt, use an "X" to identify the provision.	16	<input checked="" type="checkbox"/> b <input type="checkbox"/> k <input type="checkbox"/> m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17	\$67,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62).	18	<del>\$134.00</del> <u>0.00</u>
19	Illinois tax stamps -- multiply Line 18 by 0.50.	19	<del>\$67.00</del> <u>0.00</u>
20	County tax stamps -- multiply Line 18 by 0.25.	20	<del>\$34.00</del> <u>0.00</u>
21	Add lines 19 and 20. This is the total amount of transfer tax due.	21	<del>\$101.00</del> <u>0.00</u>

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**Step 3: Write the legal description from the deed.** Write, type (minimum 10-point font required), or attach the legal description from the deed. If you prefer, submit and 8½" x 11" copy of the extended legal description with this form. You may also use the space below to write additional parcel identifiers and lots sizes or acreage from Step 1, Line 3.

**PARCEL 1: UNIT NO. 301 IN THE CARRIAGE WAY COURT CONDOMINIUM BUILDING NO. 5100, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL") : THAT PART OF LOT 4 OF THREE FOUNTAINS AT PLUM GROVE (ACCORDING TO THE PLAT THEREOF RECORDED JULY 8, 1968 AS DOCUMENT NUMBER 20543261), BEING A SUBDIVISION IN SECTION 8, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST NORTHEASTERLY CORNER OF LOT 4 AFORESAID; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE EASTERLY LINE THEREOF 50.37 FEET; THENCE NORTH 90 DEGREES WEST (AT RIGHT ANGLES THERETO) 116.04 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 74 DEGREES 22 MINUTES 04 SECONDS WEST 89.58 FEET; THENCE SOUTH 15 DEGREES 37 MINUTES 56 SECONDS EAST 233.00 FEET; THENCE NORTH 74 DEGREES 22 MINUTES 04 SECONDS EAST 89.58 FEET; THENCE NORTH 15 DEGREES 37 MINUTES 56 SECONDS WEST 233.00 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM FOR BUILDING NO. 5100 RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS AS DOCUMENT NO. 26619596 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

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**Step 4: Complete the requested information.**

The buyer and seller (or their agents) hereby verify that to the best of their knowledge and belief, the full actual consideration and facts stated in this declaration are true and correct. If this transaction involves any real estate located in Cook County, the buyer and seller (or their agents) hereby verify that to the best of their knowledge, the name of the buyer 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 other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois. Any person who willfully falsifies or omits any information required in this declaration shall be guilty of a Class B misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses. 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.

**Seller Information (Please print.)**

Secretary of Housing and Urban Development

Seller's or trustee's name

40 Marietta Dr, Atlanta, GA, 30303

Street address (after sale)

Seller's or agent's signature

**Buyer Information (Please print.)**

Marcin Danecki and Katarzyna Wielgus

Buyer's or trustee's name

2546 N Harlem Ave, Unit 2C

Street address (after sale)

Buyer's or agent's signature

**Mail tax bill to:**

Marcin Danecki and Katarzyna Wielgus 5100 Carriageway Dr, Unit 301

Name or company

Street Address

**Preparer Information (Please print.)**

Seller's trust number (if applicable - not an SSN or FEIN)

Case:137-435094

City

State

ZIP

Seller's daytime phone

Buyer's trust number (if applicable - not an SSN or FEIN)

Elmwood Park

IL

60707

City

State

ZIP

(773) 317-0960

Buyer's daytime phone

Rolling Meadows

IL

60008

City

State

ZIP

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**Satur** Title LLC

Preparer's and company's name

1030 W. Higgins Rd, Suite #365

Street address

Preparer's signature

agnes@saturtitle.com

Preparer's e-mail address (if available)

Preparer's file number ( if applicable)

Park Ridge

IL

60068

City

State

ZIP

847-696-1000

Preparer's daytime phone

Identify any required documents submitted with this form. (Mark with an "X")  Extended legal description  Form PTAX-203-A  
 Itemized list of personal property  Form PTAX-203-B

**To be completed by the Chief County Assessment Officer**

<b>1</b>	_____ County                  Township                  Class                  Cook-Minor                  Code 1                  Code 2	<b>3</b>	Year prior to sale _____
<b>2</b>	Board of Review's final assessed value for the assessment year prior to the year of sale.	<b>4</b>	Does the sale involve a mobile home assessed as real estate? <input type="checkbox"/> Yes <input type="checkbox"/> No
	Land      _____, _____, _____, _____	<b>5</b>	Comments
	Buildings      _____, _____, _____, _____		
	Total      _____, _____, _____, _____		
<b>Illinois Department of Revenue Use</b>		<b>Tab number</b>	

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## Legal Description

Property Tax Identification Number: **08-08-301-064-1026**

Property Address: **5100 Carriageway Dr, Unit 301, Rolling Meadows, IL 60008**

**PARCEL 1: UNIT NO. 301 IN THE CARRIAGE WAY COURT CONDOMINIUM BUILDING NO. 5100, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): THAT PART OF LOT 4 OF THREE FOUNTAINS AT PLUM GROVE (ACCORDING TO THE PLAT THEREOF RECORDED JULY 8, 1968 AS DOCUMENT NUMBER 20543261), BEING A SUBDIVISION IN SECTION 8, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST NORTH EASTERLY CORNER OF LOT 4 AFORESAID; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE EASTERLY LINE THEREOF 50.37 FEET; THENCE NORTH 90 DEGREES WEST (AT RIGHT ANGLES THERETO) 116.04 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 74 DEGREES 22 MINUTES 04 SECONDS WEST 89.58 FEET; THENCE SOUTH 15 DEGREES 37 MINUTES 56 SECONDS EAST 233.00 FEET; THENCE NORTH 74 DEGREES 22 MINUTES 04 SECONDS EAST 89.58 FEET; THENCE NORTH 15 DEGREES 37 MINUTES 56 SECONDS WEST 233.00 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM FOR BUILDING NO. 5100 RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS AS DOCUMENT NO. 26619596 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

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**COOK COUNTY**

**REVENUE STAMPS**

**REAL ESTATE TRANSFER DECLARATION**

The following is required by the Cook County Real Property Tax Ordinance effective September 1, 1993. Any transferor or transferee who fails to file with the Recorder a real property transfer declaration as required by Section 7 of this ordinance, or a supplemental transfer declaration as required by Section 10 of this ordinance or willfully falsifies the value of transferred real estate, shall be subject to a penalty equal to the amount of the applicable tax; and shall be fined an amount not to exceed \$1000.00 or imprisoned for a period not to exceed six months, or both.

Except as to Exempt Transactions, the Recorder is prohibited by law from accepting any deed, assignment or other instrument of transfer for recordation unless it is accompanied by a declaration containing all of the information requested therein.

Date
Doc. No.
For Recorder's Use Only

**PROPERTY IDENTIFICATION:**

Address of Property **5100 Carriageway Dr, Unit 301** **Rolling Meadows** **60008**  
 Street or Rural Route City Zip Code

Permanent Real Estate Index No. 08-08-301-064-10.26 Township Elk Grove

Date of Deed 01/30/2014 Type of Deed Warranty

**TYPE OF PROPERTY:**

- Single Family
- Condo, co-op
- 4 or more units (residential)
- Mixed used (commer. & resid.)
- Commercial
- Industrial
- Vacant Land
- Other (attach description)

**INTEREST TRANSFERRED:**

- Fee title
- Beneficial interest in a land trust
- Lessee interest in a ground
- Controlling Interest in real state entity (ord. Sec. 2C)
- Other (attach description)

**LEGAL DESCRIPTION:**

Sec. \_\_\_\_\_ Twp. \_\_\_\_\_ Range \_\_\_\_\_  
 (Use additional sheet, if necessary)

**SEE ATTACHED LEGAL**

Full actual consideration	\$67,000.00
Less amount of personal property included in purchase	\$ 0.00
Net consideration for real estate	\$67,000.00
Less amount of mortgage to which property remains subject	\$ 0.00
Net taxable consideration	\$67,000.00
Amount of tax stamps (\$ .25 per \$500 or part thereof)	\$ 34.00 <i>Exempt</i>

**COMPUTATION OF TAX:**

**ATTESTATION OF PARTIES:** We hereby declare the full actual consideration and above facts contained in this declaration to be true and correct.

*CS Secretary of Housing & Urban Development*  
 Name and Address of Seller (Please Print) **5100 Carriageway Dr, Unit 301** **Rolling Meadows** **60008**  
 Street or Rural Route City Zip Code

Signature: *[Signature]*  
 Seller or Agent

**Marcin Danecki** **5100 Carriageway Dr, Unit 301** **Rolling Meadows** **60008**  
 Name and Address of Buyer (Please Print) Street or Rural Route City Zip Code

Signature: *[Signature]*  
 Buyer or Agent

Use space below for tax mailing address, if different from above.

Name Street or Rural Route City Zip Code

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**Legal Description:**

**PARCEL 1: UNIT NO. 301 IN THE CARRIAGE WAY COURT CONDOMINIUM BUILDING NO. 5100, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL") : THAT PART OF LOT 4 OF THREE FOUNTAINS AT PLUM GROVE (ACCORDING TO THE PLAT THEREOF RECORDED JULY 8, 1968 AS DOCUMENT NUMBER 20543261), BEING A SUBDIVISION IN SECTION 8, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST NORTHEASTERLY CORNER OF LOT 4 AFORESAID; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE EASTERLY LINE THEREOF 50.37 FEET; THENCE NORTH 90 DEGREES WEST (AT RIGHT ANGLES THERETO) 116.04 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 74 DEGREES 22 MINUTES 04 SECONDS WEST 89.58 FEET; THENCE SOUTH 15 DEGREES 37 MINUTES 56 SECONDS EAST 233.00 FEET; THENCE NORTH 74 DEGREES 22 MINUTES 04 SECONDS EAST 89.58 FEET; THENCE NORTH 15 DEGREES 37 MINUTES 56 SECONDS WEST 233.00 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM FOR BUILDING NO. 5100 RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS AS DOCUMENT NO. 26619596 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

**PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE CARRIAGE WAY COURT HOMEOWNERS ASSOCIATION DATED THE 9TH DAY OF JULY, 1981, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 25945355, WHICH IS INCORPORATED HEREIN BY REFERENCE.**

**PARCEL 3: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN GRANT OF EASEMENTS DATED SEPTEMBER 25, 1968 AND RECORDED OCTOBER 18, 1968 AS DOCUMENT NO. 20649594 AND AS CREATED BY DEED FROM THREE FOUNTAINS EAST DEVELOPMENT ASSOCIATES, A LIMITED PARTNERSHIP, TO ANTHONY R. LICATA DATED NOVEMBER 23, 1979 AND RECORDED JANUARY 3, 1980 AS DOCUMENT. 25303970 FOR INGRESS AND EGRESS OVER AND ACROSS LOT 2 IN THREE FOUNTAINS AT PLUM GROVE SUBDIVISION, IN COOK COUNTY, ILLINOIS.**

**PARCEL 4: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 OVER THE NORTH 60 FEET OF THAT PART OF LOT FALLING WITHIN THE EAST 1/2 OF THE WEST 1/2 OF SECTION 8 AFORESAID FOR THE PURPOSE OF REASONABLE PEDESTRIAN TRAFFIC AS CREATED BY GRANT OF EASEMENT MADE BY HIBBARD, SPENCER BARTLETT TRUST TO THREE FOUNTAINS EAST DEVELOPMENT ASSOCIATES, A LIMITED PARTNERSHIP RECORDED JUNE 20, 1969, AS DOCUMENT NO. 29877478, IN COOK COUNTY, ILLINOIS.**

Property Index Number: **08-08-301-064-1026**

Property Address:  
**5100 Carriageway Dr, Unit 301  
Rolling Meadows, IL 60008**