UNOFFICIAL COPY

Warranty Deed

Statutory (ILLINOIS) (Individual)

GRANTOR, CHARLOTTE M. NARD TRUST dated June 5, 1995 and restated August 17, 2000, of Palos Heights, IL, County of Cook, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the Sgrantee, ROLANDA VARNAUSKIENE, a married person of 5517 Cal-Sag Road, Alsip, IL 60803 County of Cook, the tellowing described Real Estate situated in the County of Cook, in the State of Illinois, to wit:



Doc#: 1416412029 Fee: \$42.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 06/13/2014 11:02 AM Pg: 1 of 3

PARCEL 1:

THAT PART OF LOT 4 IN THE VILLAS OF PALOS HEIGHTS, PLANNED UNIT DEVELOPMENT, BEING A SUBDIVISION OF THE NORTH 671.53 FEET (EXCEPT THE EAST 900 FEET THEREOF AND EXCEPT THE WEST 175 FEET OF THE NORTH 283 FEET THEREOF AND EXCEPT THAT PART TAKEN FOR HIGHWAY) OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 4; THENCE DUE WEST ALONG THE SOUTH LINE OF SAID LOT 4, 27.38 FEET; THENCE NORTH 0 DEGREES 09 MINUTES 35 SECONDS WEST 20.30 FEET TO A POINT OF BEGINNING, THENCE CONTINUING NORTH 0 DEGREES 09 MINUTES 35 SECONDS WEST 38.85 FEET TO A POINT ON THE EASTERLY EXTENSION OF THE CENTER LINE OF A PARTY WALL; THENCE SOUTH 39 DEGREES 50 MINUTES 25 SECONDS WEST, ALONG SAID EXTENSION AND CENTER LINE, 72.61 FEET TO AN INTERSECTION WITH THE CENTER LINE OF A PARTY WALL, THENCE SOUTH 0 DEGREES 31 MINUTES 41 SECONDS EAST, ALONG SAID CENTER LINE AND THE SOUTHERLY EXTENSION THEREOF, 38.85 FEET; THENCE NORTH 59 DEGREES 50 MINUTES 25 SECONDS EAST 72.36 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF PARTY WALL RIGHTS, COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS FOR THE VILLAS OF PALOS HEIGHTS.

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.

REAL ESTATE TRANSFER		06/04/2014
	соок	\$87.50
	ILLINOIS:	\$175.00
	TOTAL:	\$262.50
24-31-201-075-0000	2014050160460	9 DVQEMS

Attorneys' Title Guaranty Fund, Inc. 1 S. Wacker Dr., STE 2400
Chicago, IL 60606-4650
Attn:Search Department

SC 1

1416412029D Page: 2 of 3

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SUBJECT TO: Covenants, conditions, and restrictions of record; and to General taxes for 2013 and subsequent years.

Permanent Index Number (PIN): 24-31-201-075-0000

Address of Real Estate: 404 Feldner Court, Palos Heights, IL 60463

Dated this May of	Mory , 20 14.
Must A	Sh.
MARY G. BRAK, 28 S	successor trustee, of
	NARD TRUST
dated June 5, 1995 and	restated August 17,
2000	0.
State of Illinois) 4
) SS Ox
County of Cook	

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, Mary G. Brar, as successor trustee, of the Charlotte M. Nard Trust dated June 5, 1995 and restated August 17, 2000 personally known to me to be the same person whose name she subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

Given under my hand and official seal, this 4th day of 100 20 14.

Commission expires OFFICIAL SEADO 8 1000 W. Surlenger (Notary Public)

Commission Expires OFFICIAL SEAILO

JAMES W. GARLANGER

Notary Public, State of Illinois

My Commission Expires 11/05/16

This instrument was prepared by James W. Garlanger, 11800 South 75th Avenue, Suite 102, Palos Heights IL 60463

MAIL TO:

CHICURO, IT COPZA

J23 N. CTHNN # 1800

AT DOWNNINI

SEND SUBSEQUENT TAX BILLS TO:

ROLANDA VARNAUSHZENE YOY FELDNEN COUNT PALOI BETUHTI, IL 60413 ___ 1416412029D Page: 3 of 3

UNOFFICIAL COPY ATTORNEYS' TITLE GUARANTY FUND, INC.

LEGAL DESCRIPTION

Permanent Index Number: Property ID: 24-31-201-075-0000

Property Address:

404 Feldner Court Palos Heights, IL 60463

Legal Description:

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THAT PART OF LOT 4. THE VILLAS OF PALOS HEIGHTS, PLANNED UNIT DEVELOPMENT, BEING A SUBDIVISION OF THE NOP, THE 671.53 FEET (EXCEPT THE EAST 900 FEET THEREOF AND EXCEPT THE WEST 175 FEET OF THE NORTH 283 FF, ET THEREOF AND EXCEPT THAT PART TAKEN FOR HIGHWAY) OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 4; THENCE DUE WEST ALONG THE SOUTH LINE OF SAID LOT 4, 27.38 FEET; THENCE NORTH 0 DEGREES 09 MINUTES 35 SECONDS WEST 20.3% FEET TO A POINT OF BEGINNING, THENCE CONTINUING NORTH 0 DEGREES 09 MINUTES 35 SECONDS WEST 38.85 FEET TO A POINT ON THE EASTERLY EXTENSION OF THE CENTER LINE OF A PARTY WALL; THENCE SOUTH 89 DEGREES 50 MINUTES 25 SECONDS WEST, ALONG SAID EXTENSION AND CENTER LINE, 72.61 FEET TO AN INTERSECTION WITH THE CENTER LINE OF A PARTY WALL, THENCE SOUTH 0 DEGREES 31 MINUTES 41 SECONDS EAST, ALONG SAID CENTER LINE AND THE SOUTHERLY EXTENSION THEREOF, 38.85 FEET; THENCE NORTH 59 DEGREES 50 MINUTES 25 SECONDS EAST 72.36 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF PARTY WALL RIGHTS, COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS FOR THE VILLAS OF PALOS HEIGHTS RECORDED JULY 1, 1994 AS DOCUMENT 94578976 AND FIRST SUPPLEMENTARY DECLARATION RECORDED NOVEMBER 7, 1994 AS DOCUMENT 94949073 AND BY DEED FROM THE CHICAGO TRUST COMPANY, A CORPORATION OF ILLINOIS AS TRUSTEE UNDER TRUST NUMBER 1098685 TO RECORDED AS DOCUMENT FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.