



Warranty Deed

ST5148892/
ILLINOIS

201418860301

Doc#: 1422501033 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/13/2014 10:11 AM Pg: 1 of 2

Above Space for Recorder's Use Only

THE GRANTOR(s) Riverside Development 21, LLC, of the Village of Northbrook, 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, CONVEY(s) and WARRANT(s) to Wild Development, LLC, of 309 N. Delaplaine Road, Riverside, Illinois 60546, 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 taxes not due and payable at the time of closing; the Declarations, Covenants, and ByLaws for the Association, and any party wall rights/agreements, public and utility easements and building lines, to the extent they do not interfere with the intended use of the Property, zoning and building ordinances, covenants/conditions/restrictions of record not objectionable to Purchasers, limitations/restrictions imposed by the Illinois Common Interest Community Association Act, to the extent applicable to the Association.

Permanent Real Estate Index Number(s): 15-36-208-046-0000 and 15-36-208-047-0000.
Address(es) of Real Estate: 21, Herbert Road, Unit F, Riverside, Illinois 60546

The date of this deed of conveyance is June 9, 2014

Riverside Development 21, LLC
[Signature]
SEAL Member
[Signature]
SEAL Member

REAL ESTATE TRANSFER 06/12/2014

COOK	\$220.00
ILLINOIS:	\$440.00
TOTAL:	\$660.00

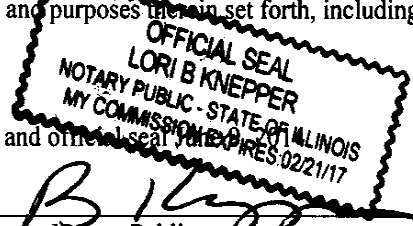
15-36-208-046-0000 | 20140601600830 | DWKR4S

By: _____
(SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Igor Blumin and Alex Zdanov, Members of Riverside Development 21, LLC, an Illinois Limited Liability Company, personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) 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)
(My Commission Expires _____)

Given under my hand and official seal, _____
Notary Public



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UNOFFICIAL COPY**LEGAL DESCRIPTION**

For the premises commonly known as 21 Herbert Road, Unit F, Riverside, Illinois 60546

PARCEL 1:

THAT PART OF LOTS 738, 739, 740, 741, 742 AND 743 IN BLOCK 7 IN THIRD DIVISION OF RIVERSIDE IN SECTION 36, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, TAKEN AS A TRACT OF LAND, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID TRACT: THENCE EAST ALONG THE SOUTH LINE, A DISTANCE OF 145.96 FEET; THENCE NORTH AND PARALLEL WITH THE WEST LINE OF SAID TRACT, A DISTANCE OF 22.21 FEET TO A POINT ON THE SOUTH FACE OF THE EXISTING BRICK BUILDING, SAID POINT BEING THE CENTER LINE OF A PARTY WALL, FOR A POINT OF BEGINNING; THENCE NORTH ALONG THE CENTER LINE OF SAID PARTY WALL AND PARALLEL WITH THE WEST LINE OF SAID TRACT TO THE NORTH FACE OF THE BRICK BUILDING; THENCE EAST 22.02 FEET; THENCE NORTH 9.01 FEET; THENCE WEST 0.23 FEET; THENCE NORTH 2.00 FEET; THENCE EAST 1.21 FEET, SAID POINT BEING THE CENTER LINE OF A PARTY WALL; THENCE SOUTH ALONG THE CENTER LINE OF SAID PARTY WALL AND PARALLEL WITH THE WEST LINE OF SAID TRACT, TO THE SOUTH FACE OF THE BRICK BUILDING, THENCE WEST 13.32 FEET; THENCE NORTH 5.86 FEET; THENCE WEST 9.18 FEET; THENCE SOUTH 5.86 SOUTH; THENCE WEST 0.50 FEET TO THE POINT OF BEGINNING.

PARCEL 2: NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER AND UPON CERTAIN PARTS OF LOTS 738, 739, 740, 741, 742 and 743, IN BLOCK 7 IN THIRD DIVISION OF RIVERSIDE IN SECTION 36, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AS DESCRIBED AND DELINEATED IN THE TOWNHOME DECLARATION RECORDED AS DOCUMENT 1224322008.

**Compliance or Exemption Approved
Village of Riverside**

BY: *Patricia Carley*

DATE: 7-21-14

<p>This instrument was prepared by: Mitchell B. Ruchim & Associates, P.C. 3000 Dundee Road, #415 Northbrook, Illinois 60062</p>	<p>Send subsequent tax bills to: Wilde Development, LLC <u>21 Herbert Road #F</u> <u>Riverside, IL 60546</u></p>	<p>Recorder-mail recorded document to: <u>Wilde Development, LLC</u> <u>21 Herbert Rd #F</u> <u>Riverside, IL 60546</u></p>
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