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Doc#: 1520419121 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/23/2015 04:05 PM Pg: 1 of 4

WARRANTY DEED

THE GRANTORS, Terry D. Russell and Nancy A. Russell, husband and wife (surviving joint tenants of Marsha J. Geimer, deceased), of the City of Arlington Heights, State of Illinois, for and in consideration of Ten and 00/100 Dollars (\$10.00), CONVEY and WARRANT to GRANTEES, Terry D. Russell, Nancy A. Russell, Susanne M. Geimer and Steven J. Russell, as Joint Tenants with rights of survivorship, c/o 219 West Plum Grove Circle, Arlington Heights, Illinois 60004, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See attached Exhibit A for legal description.

PIN: 03-04-302-037-1483

Address of Real Estate: 1614 Hadley Court, Wheeling, Illinois 60090

Exempt under provisions of Par. E, Sec. 200/31-45, Real Estate Transfer Tax Act.

7/14/15
Date

T. M. M.
Agent for Grantors and Grantees

Dated this 6 day of July, 2015.

T. D. Russell
Terry D. Russell

Nancy A. Russell
Nancy A. Russell

CORD REVIEWER R4

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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 Terry D. Russell and Nancy A. Russell, husband and wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered said instrument as their own free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 6 day of July, 2015.

SEAL



Michael C. Looby

 Notary Public

This document was prepared by and after recording mail to:

Kevin M. Noonan, Esq.
 Much Shelist, P.C.
 191 North Wacker Drive, Suite 1800
 Chicago, Illinois 60606

Send subsequent tax bills to:

Terry and Nancy Russell
 219 West Plum Grove Circle
 Arlington Heights, Illinois 60004

Cook County Clerk's Office

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EXHIBIT A

UNIT 1-27-31-R-C-2 IN THE ARLINGTON CLUB CONDOMINIUM AS DELINEATED ON THE SURVEY OF A PORTION OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE FINAL PLATS OF THE ARLINGTON CLUB UNIT 1, UNIT 2, UNIT 3 AND UNIT 4 SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 AND PART OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF WHEELING, COOK COUNTY, ILLINOIS; ACCORDING TO THE PLATS AND CERTIFICATES OF CORRECTIONS THERETO, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 11, 1985 AND KNOWN AS TRUST NO. 64050 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, ON JUNE 17, 1986 AS DOCUMENT NUMBER 86245994 TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST APPURTENANT TO SAID UNIT IN THE PROPERTY DESCRIBED IN SAID DECLARATION OF CONDOMINIUM, AS AMENDED FROM TIME TO TIME, EXCEPTING THE UNITS AS DEFINED AND SET FORTH IN THE DECLARATION AND SURVEY, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD PURSUANT TO SAID DECLARATION, AND TOGETHER WITH ADDITIONAL COMMON ELEMENTS AS SUCH AMENDED DECLARATIONS ARE FILED OF RECORD, IN THE PERCENTAGES SET FORTH IN SUCH AMENDED DECLARATIONS WHICH PERCENTAGES SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE ON THE RECORDING OF SUCH AMENDED DECLARATIONS AS THOUGH CONVEYED THEREBY, IN COOK COUNTY, ILLINOIS.

PIN: 03-04-302-037-1483

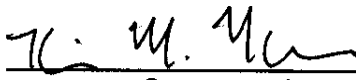
Address of Real Estate: 1614 Hadley Court, Wheeling, Illinois 60090

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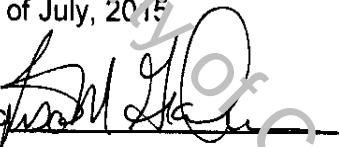
STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee 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 title to real estate under the laws of the State of Illinois.

Dated: July 21, 2015

Signature: 
Grantor or Agent

Subscribed and sworn to before me
this 21st day of July, 2015

Notary Public 

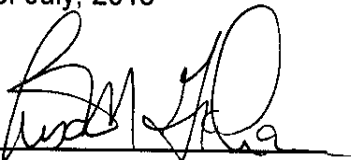


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Dated: July 21, 2015

Signature: 
Grantee or Agent

Subscribed and sworn to before me
this 21st day of July, 2015

Notary Public 



NOTE: 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.

(Attach to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 200/31-45 of the Illinois Real Estate Transfer Tax Act.)