

# UNOFFICIAL COPY



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RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/01/2015 02:30 PM Pg: 1 of 3

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1/2  
15-02735  
This document was prepared by:  
Julie L. Galassini, Esq.  
311 Whytegate Court  
Lake Forest, Illinois 60045

After recording mail to:  
Ross Weisman, Esq.  
Weisman and Weisman, P.C.  
100 North LaSalle Street  
Suite 1910  
Chicago, Illinois 60602

Mail tax bills to:  
Winifred N. Weisman, as Trustee  
1250 Rudolph Road  
Unit 5K  
Northbrook, Illinois 60062

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## WARRANTY DEED

THE GRANTORS, **Steven Stone and Mariya Stone, husband and wife**, for the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT unto **Winifred N. Weisman, as Trustee of the Winifred N. Weisman Trust dated August 1, 1996**, whose address is 4653 West Estes Avenue, Lincolnwood, Illinois 60712, the following described Real Estate situated in the Village of Northbrook, County of Cook, State of Illinois, to wit: 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, in trust, forever.

SEE EXHIBIT A ATTACHED HERETO.

PIN: 04-03-200-023-1066  
ADDRESS: 1250 RUDOLPH ROAD, UNIT 5K, NORTHBROOK, ILLINOIS 60062

SUBJECT TO:

COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD  
AND BUILDING LINES AND EASEMENTS, IF ANY, PROVIDED  
THEY DO NOT INTERFERE WITH THE CURRENT USE AND  
ENJOYMENT OF THE PROPERTY;  
AND GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE  
AT THE TIME OF CLOSING

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IN WITNESS WHEREOF, the undersigned has made, executed and delivered this deed as of this 21<sup>st</sup> day of August, 2015.

By: *Steven Stone*  
Steven Stone

By: *Mariya Stone*  
Mariya Stone


STATE OF ILLINOIS )  
  ) SS:  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Steven Stone and Mariya Stone, 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 the said instrument as their free and voluntary act, for the uses and purposes therein set forth.


Given under my hand and official seal, this 21<sup>st</sup> day of August, 2015.



*Leigh Ann Serrelli*  
Notary Public

STATE TAX  
STATE OF ILLINOIS  
  
SEP.-1.15  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 000001693  
REAL ESTATE TRANSFER TAX  
0034000  
FP 103049

COUNTY TAX  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
  
SEP.-1.15  
REVENUE STAMP

# 000001766  
REAL ESTATE TRANSFER TAX  
0017000  
FP 103052

PREMIER TITLE  
1000 JORIE BLVD., SUITE 136  
OAK BROOK, IL 60523  
830-571-2111

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## EXHIBIT A

### PARCEL 1:

UNIT NUMBER 5K IN THE CONDOMINIUMS OF NORTHBROOK COURT CONDOMINIUM II, AS DELINEATED ON AS SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF A LINE DRAWN 50.00 FEET WEST AND PARALLEL WITH THE EAST LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3, WITH THE SOUTH LINE OF LAKE-COOK ROAD PER DOCUMENT NUMBER 23113812; THENCE NORTH 89 DEGREES 56 MINUTES 42 SECONDS WEST ALONG THE SAID SOUTH LINE OF LAKE-COOK ROAD, 482.15 FEET; THENCE SOUTH 00 DEGREES 03 MINUTES 18 SECONDS WEST, 128.95 FEET; THENCE SOUTH 53 DEGREES 09 MINUTES 43 SECONDS WEST, 42.42 FEET; THENCE SOUTH 74 DEGREES 54 MINUTES 25 SECONDS EAST, 20.90 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL OF LAND; THENCE SOUTH 74 DEGREES 54 MINUTES 25 SECONDS EAST 197.31 FEET; THENCE NORTH 60 DEGREES 05 MINUTES 35 SECONDS EAST, 197.31 FEET; THENCE SOUTH 29 DEGREES 54 MINUTES 25 SECONDS EAST, 117.00 FEET THENCE SOUTH 60 DEGREES 05 MINUTES 35 SECONDS WEST, 185.00 FEET; THENCE SOUTH 82 DEGREES 35 MINUTES 30 SECONDS WEST, 112.28 FEET; THENCE NORTH 74 DEGREES 54 MINUTES 25 SECONDS WEST, 185.00 FEET; THENCE NORTH 15 DEGREES 05 MINUTES 35 SECONDS EAST, 117.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 25627766, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR THE CONDOMINIUMS OF NORTHBROOK COURT COMMUNITY ASSOCIATION, RECORDED AS DOCUMENT NUMBER 25415820, AS AMENDED FROM TIME TO TIME.

PARCEL 3: A PERPETUAL NONEXCLUSIVE EASEMENT OF USE FOR THE PURPOSE OF 2-WAY VEHICULAR TRAFFIC (PASSENGER VEHICULAR AND TRUCKS) AND PEDESTRIAN ACCESS TO AND BETWEEN THE ABOVE DESCRIBED PROPERTY AND ADJACENT ROADS AND HIGHWAYS, OVER AND ACROSS THAT PARCEL OF LAND KNOWN AS RUDOLPH ROAD.