

# UNOFFICIAL COPY

**PREPARED BY:**

Raymond F. Polach  
1111 Plaza Drive, #460  
Schaumburg, IL 60173

Doc#: 1524550014 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/02/2015 09:07 AM Pg: 1 of 2

**MAIL TAX BILL TO:**

Anil K. Talwar and Sunita Talwar  
402 Oakmont Lane  
Schaumburg, IL 60173

Dec ID 20150801620057  
ST/CO Stamp 1-326-299-008 ST Tax \$84.50 CO Tax \$42.25

**MAIL RECORDED DEED TO:**

Raymond F. Polach  
1111 Plaza Drive, Suite 460  
Schaumburg, IL 60173

**TENANCY BY THE ENTIRETY WARRANTY DEED**  
Statutory (Illinois)

THE GRANTOR(S), Mohan K. Talwar, Trustee of the Shkuntla Talwar Revocable Living Trust, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Anil K. Talwar and Sunita Talwar, husband and wife, of 402 Oakmont Lane, Schaumburg, Illinois 60173, not as Tenants in Common nor as Joint Tenants but as Tenants by the Entirety, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

UNIT NUMBER 300-522, IN TOWN SQUARE CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL):  
PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT A TO DECLARATION OF CONDOMINIUM MADE BY MICHIGAN AVENUE NATIONAL BANK OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 1, 1974 AND KNOWN AS TRUST NUMBER 2528, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 23872082, AS AMENDED BY AMENDMENT RECORDED AS DOCUMENT 24188502 AND AFFIRMED BY DOCUMENT 24224299, TOGETHER WITH AN UNDIVIDED .00455% INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) ALL IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 07-22-302-005-1228  
Property Address: 300 S. Roselle Road, #522, Schaumburg, IL 60194

Subject, however, to the general taxes for the year of 2014 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises not as JOINT TENANTS or TENANTS IN COMMON, but as TENANTS BY THE ENTIRETY forever.

Dated this 26th day of August, 2015

Mohan K. Talwar, Trustee of the Shkuntla Talwar Revocable Living Trust

By: *Mohan K. Talwar*

STATE OF ILLINOIS )

COUNTY OF COOK )

SS.

  
VILLAGE OF SCHAUMBURG  
REAL ESTATE TRANSFER TAX

27531 \$85.00

Attorneys' Title Guaranty Fund, Inc.  
18 Wacker Drive STE 2400  
Chicago, IL 60606-4650  
FOR USE IN ALL STATES  
Attn: Search Department Page 1 of 2

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Property of Clerk's Office

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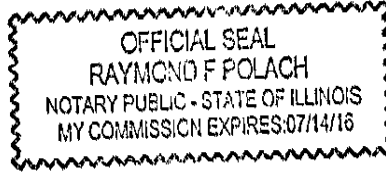
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Mohan K. Talwar, Trustee of the Shkunitla Talwar Revocable Living Trust, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before 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.

Given under my hand and notarial seal, this 26th day of August, 2015

[Signature]  
Notary Public

My commission expires: \_\_\_\_\_

Exempt under the provisions of paragraph \_\_\_\_\_



Property of Cook County Clerk's Office