

# UNOFFICIAL COPY

## WARRANTY DEED



### MAIL TO:

Attorney Lee DeWald  
1237 South Arlington  
Heights Rd., Arlington  
Heights, Illinois 60005

Doc#: 1526849197 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/25/2015 04:06 PM Pg: 1 of 2

### NAME & ADDRESS OF TAXPAYER:

Michael O'Keeffe  
24 W. Station St., Unit 317  
Palatine, Illinois 60007

15-02240587  
THE GRANTOR, **ASHLEY M. DILAURA**, never married or party to a civil union, of 225 South Sangamon Street, Apt. 411, Chicago, Illinois 60607, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND WARRANT(S) to **MICHAEL O'KEEFFE**, of 1029 East Talbot Street, Arlington Heights, Illinois 60004, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1: UNIT 317W IN PROVIDENCE OF PALATINE CONDOMINIUM, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: (A) LOT 1 IN THE PROVIDENCE OF PALATINE, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; AND (B) EASEMENT FOR AN UNDERGROUND PARKING GARAGE LYING WITHIN THE RIGHT OFWAY LINES OF WILSON STREET AND BOTHWELL STREET BETWEEN THE HORIZONTAL PLANES OF 751.00 FEET AND 736.00 FEET (USGS 1929 DATUM) GRANTED BY THE VILLAGE OF PALATINE IN INSTRUMENT RECORDED AS DOCUMENT NUMBER 0608631063; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED ON MARCH 27, 2006 AS DOCUMENT NUMBER 0608631064, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE RIGHT TO USE OF PARKING SPACE 102LL, A LIMITED COMMON ELEMMENT, AS DELINEATED IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0608631064, AS AMENDED, AND IN THE SURVEY ATTACHED THERETO.

PIN: 02-15-424-012-1097 Common Address: 24 West Station Street, Unit 317, Palatine, IL 60007

GRANTEE herein is prohibited from conveying captioned property for any sales price for a period of 30 days from 09/14/2015. After this 30 day period, Grantee is further prohibited from conveying the property for a sales price greater than \$205,200.00 until 60 days from 09/14/2015. These restrictions shall run with the land and are not personal to the Grantee.

SUBJECT TO: (1) General real estate taxes payable during the year of closing and subsequent years. (2) Covenants, conditions and restrictions of record; 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.

Dated this 14th day of Sept, 2015.

*Ashley M. Dilaura by Hazy*  
*Walden as attorney in fact*  
ASHLEY M. DILAURA

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STATE OF ILLINOIS            )  
  )  
COUNTY OF COOK            )        ss

I, the undersigned, a Notary Public in the state aforesaid, DO HEREBY CERTIFY that **ASHLEY M. DILAURA, never married or party to a civil union**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed 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 if applicable.

Given under my hand and notarial seal, this 14<sup>th</sup> day of Sept, 2015.

[Signature]  
Notary Public

Commission Expires: 8/14/16



PREPARED BY:  
Harry Missirlian & Associates, Ltd.  
9933 Lawler Avenue  
Suite 309  
Skokie, IL 60077  
(847) 982-0020

REAL ESTATE TRANSFER TAX		23-Sep-2015
COUNTY:		85.50
ILLINOIS:		171.00
TOTAL:		256.50

02-15-424-012-1097 | 20150901629273 | 0-523-820-928

Property of Cook County Clerk's Office