

UNOFFICIAL COPY

WARRANTY DEED GENERAL



Doc#: 1531755081 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/13/2015 10:27 AM Pg: 1 of 3

Property of Cook County Clerk's Office

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1/2
BWS
26092

THE GRANTOR(S), KATHLEEN FALCAO, married to LUIZ FALCAO, of the Village of Arlington Heights, County of Cook, State of Illinois, for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration, in hand paid, convey(s) and warrant(s) to LINDSEY S. CAPLAN, A Single woman (Grantee's Address) of 1616 E. Burning Tree Ct., Arlington Heights, IL 60004, of the County of Cook, the following described real estate situated in the County of Cook in the State of Illinois, to wit:
SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

SUBJECT TO: SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Real Estate Index Number(s): 02-02-301-086-0000
Address of Real Estate: 315 E. Forest Knoll Drive, Palatine, Illinois 60074

Dated this 30 day of October, 2015.

Note: Luiz Falcao is signing solely for the purpose of waiving homestead rights.

LUIZ FALCAO

KATHLEEN FALCAO

(Baird & Warner Title Services, Inc.
475 North Martingale
Suite 120
Schaumburg, IL 60173)

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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, CERTIFY THAT Kathleen Falcao married to Luiz Falcao and Luiz Falcao personally known to me to be the person(s) whose name(s) 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 30th day of October, 2015

Cindy P. Schwartz (Notary Public)



Property of Cook County Clerk's Office

Prepared By:
Julie A. Moltz-Matgous
P.O. Box 5999
Vernon Hills, Illinois 60061-5999

Mail To:
Pappas & Bell LLC
234 Waukegan Rd.
Glennview, IL 60025

REAL ESTATE TRANSFER TAX		06-Nov-2015
		COUNTY: 115.00
		ILLINOIS: 230.00
		TOTAL: 345.00
02-02-301-086-0000 20151001640509 0-733-202-496		

Name and Address of Taxpayer/Address of Property:

Lindsey S. Caplan
315 E. Forest Knoll Drive
Palatine, IL 60074

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EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1: LOT 79, IN PLANNED UNIT DEVELOPMENT OF FOREST KNOLL TOWNHOMES, IN THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF, REGISTERED SEPTEMBER 13, 1978, AS DOCUMENT NO. 3045755, AND ACCORDING TO A CORRECTION PLAT THEREOF, REGISTERED SEPTEMBER 12, 1979, AS DOCUMENT NO. 3118313, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS, FILED AS DOCUMENT NO. LR3045756, AS AMENDED AND AS SHOWN ON THE PLAT OF SUBDIVISION FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

SUBJECT TO: general real estate taxes for 2015 and subsequent years, party walls and party wall rights and obligations, if any, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate and acts done or suffered by or through Grantee.

P.I.N.: 02-02-301-086-0000

Commonly known as: 315 E. Forest Knoll Drive, Palatine, Illinois 60074