

# UNOFFICIAL COPY

(CT) 15ST06920 SK  
6 of 7



## WARRANTY DEED

Prepared by:  
Daniel Borek  
BOREK & ASSOCIATES P.C.  
2638 Patriot Blvd., Ste. 100  
Glenview, IL 60026

Doc#: 1536333049 Fee: \$42.00  
RHSP Fee: \$9.00 RPHF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/29/2015 01:42 PM Pg: 1 of 3

Mail Recorded Deed to:  
Amy Mennecke  
4212 Old Grand Ave., Ste. 103  
Gurnee, IL 60031

Send Subsequent Tax Bill to:  
Milap Mehta  
870 E. Old Willow Rd., Unit 161  
Prospect Heights, IL 60070

The Above Space is for Recorder's Use Only

THE GRANTORS, **George H. Binder** and **Cynthia Binder**, husband and wife, of the City of Prospect Heights, County of Cook, State of Illinois, **Wayne A. Binder** and **Renee Binder**, husband and wife, of the Village of Mt. Prospect, County of Cook, State of Illinois, and **George H. Binder, Wayne A. Binder, and Patricia Frish** (f/k/a Patricia Binder), together as heirs of decedents Marion Binder and George Binder, Sr., husband and wife, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration, in hand paid, CONVEY and WARRANT to THE GRANTEE, **Milap Mehta**, a single man, of 8934 Oxford St., Woodridge, IL 60517, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

[SEE ATTACHED LEGAL DESCRIPTION]

Permanent Index Number: 03-24-202-025-1061

Common Address: ~~887~~ E. Old Willow Rd., Unit 161, Prospect Heights IL 60070  
870

SUBJECT TO: General real estate taxes not due and payable at the time of Closing; declaration of covenants, conditions, and restrictions of record, and all amendments thereto, if any; building lines and easements, if any, including any easements established by or implied from any declaration of covenants, condition and restrictions of record, if any; installments due after the date of closing of general and special assessments of any association or governmental entity; applicable zoning and building laws and ordinances; and acts done or suffered by Buyer or anyone claiming through Buyer.

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[Signature Page and Legal Description to Follow]

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P   
S   
SC   
INT

BOX 333-CT



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## LEGAL DESCRIPTION

UNIT NUMBER 161 IN THE OLD WILLOW FALLS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE EAST 506.52 FEET OF THE WEST 1526.52 FEET OF THE FOLLOWING DESCRIBED TRACT: THE SOUTH 53 ACRES OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25090133, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.