

# UNOFFICIAL COPY

ADMINISTRATOR'S DEED  
COOK COUNTY,  
ILLINOIS



Doc#: 1605534023 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/24/2016 09:46 AM Pg: 1 of 4

=====

THE GRANTOR, ESTATE OF NICK P. SIMOV, BY INDEPENDENT CO-ADMINISTRATORS, JOHN N. SIMOV and PETER N. SIMOV, of 1589 Little Willow Rd., Morris, IL 60450, as appointed in Grundy County Probate Case #15 P 15, do hereby transfer and convey to DONKA SIMOVA, a single person, of 850 Village Center Dr., Unit 321, Burr Ridge, IL 60527, the following described real estate, viz: -

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

Subject also to easements, covenants, and restrictions of record and all taxes for 2015 and subsequent years.

Commonly Known As: 850 Village Center Dr., Unit 321, Burr Ridge, IL 60527

PIN: 18-30-300-054-1041

"Exempt Under Provisions of Paragraph 3  
Section 4, Real Estate Transfer Tax Act."

*[Signature]*  
Buyer, Seller or Representative

DATE December 21, 20 15

*Rusio*



**UNOFFICIAL COPY****EXHIBIT A**

**UNIT 321 IN 850 VILLAGE CENTER DRIVE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:**

**LOT 6-7 IN THE FINAL PLAT OF SUBDIVISION FOR BURR RIDGE VILLAGE CENTER RESUBDIVISION, A SUBDIVISION OF PART OF THE WEST 1/2 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED MAY 23, 2008 AS DOCUMENT 0814422089, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.**

**PARCEL 2:**

**THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-53, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0814422089.**

**PARCEL 3:**

**THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACES S-60, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0814422089.**

**PARCEL 4:**

**NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF RECIPROCAL EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED OCTOBER 4, 2006 AS DOCUMENT 0677734129 AND AMENDED AND RESTATED DECLARATION OF RECIPROCAL EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED NOVEMBER 30, 2007 AS DOCUMENT 0733403124 FOR ACCESS, PARKING, STORM WATER DRAINAGE, SANITARY SEWER, WATER, GAS, ELECTRIC, TELEPHONE, CABLE TELEVISION AND COMMUNICATION, VERTICAL UTILITIES, MAINTENANCE, ADJACENT BUILDING CONSTRUCTION, ENCROACHMENT, AND STRUCTURAL SUPPORT OVER, UPON AND UNDER THE COMMON AREAS OF LOTS 1 THROUGH 8 AND OUTLOTS A AND B IN BURR RIDGE VILLAGE CENTER SUBDIVISION.**

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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or another entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

DATED: 12 | 21 | 2015

SIGNATURE: Timothy J. Black, attorney  
GRANTOR or AGENT

**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

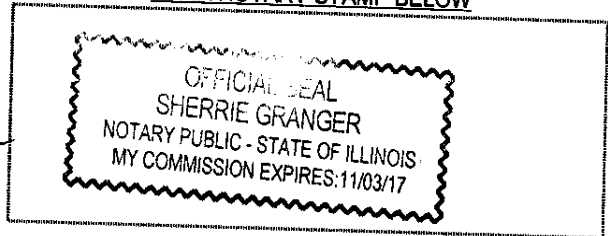
Sherrie Granger

By the said (Name of Grantor): Timothy J. Black

On this date of: 12 | 21 | 2015

NOTARY SIGNATURE: Sherrie Granger

AFFIX NOTARY STAMP BELOW



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

DATED: 12 | 21 | 2015

SIGNATURE: Donka Simova  
GRANTEE or AGENT

**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

Sherrie Granger

By the said (Name of Grantee): Donka Simova

On this date of: 12 | 21 | 2015

NOTARY SIGNATURE: Sherrie Granger

AFFIX NOTARY STAMP BELOW



### CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), Any person who knowingly submits a false statement concerning the identity of a **GRANTEE** shall be guilty of a **CLASS C MISDEMEANOR** for the **FIRST OFFENSE**, and of a **CLASS A MISDEMEANOR**, for subsequent offenses.

(Attach to **DEED** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of **SECTION 4** of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**