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Warranty Deed

ILLINOIS

Doc#: 1613856090 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/17/2016 10:01 AM Pg: 1 of 3

Dec ID 20151201652698
ST/CO Stamp 0-281-867-328 ST Tax \$185.00 CO Tax \$92.50

FIDELITY NATIONAL TITLE

SC15035818

Above Space for Recorder's Use Only

THE GRANTOR, JOHN GUERRIERI, a single man, of the Village of Arlington Heights, County of Cook, State of Illinois, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid,

CONVEYS and WARRANTS to Grantee, Nichole R. Beaubouf, married, individually, of 1704 N. Laurel Drive, Mt. Prospect, IL 60056, the following described Real Estate situated in the County of Name of County, in the State of Illinois, to wit:

PARCEL 1:

UNIT NUMBER 17-4 IN COUNTY HOMES AT LAKE ARLINGTON TOWNE AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF LOT 1 IN LAKE ARLINGTON TOWNE UNIT 1, BEING A SUBDIVISION IN THE SOUTH EAST 1/4 OF SECTION 16, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 87345183, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NUMBER 87137128 IN COOK COUNTY, ILLINOIS.

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

SUBJECT TO: General taxes for 2015 and subsequent years; covenants, conditions and restrictions of record, easements and rights-of-way, if any.

Permanent Real Estate Index Number: 03-16-411-008-1098

Address of Real Estate: 1929 N. Stillwater Road, Unit 17-4
Arlington Heights, IL 60004

REAL ESTATE TRANSFER TAX

05-Jan-2016



COUNTY:	92.50
ILLINOIS:	185.00
TOTAL:	277.50

03-16-411-008-1098 | 20151201652698 | 0-281-867-328

UNOFFICIAL COPY**LEGAL DESCRIPTION**

For the premises commonly known as: 1929 N. STILLWATER ROAD, UNIT 17-4
ARLINGTON HEIGHTS, IL 60004

Legal Description:**PARCEL 1:**

UNIT NUMBER 17-4 IN COUNTY HOMES AT LAKE ARLINGTON TOWNE AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF LOT 1 IN LAKE ARLINGTON TOWNE UNIT 1, BEING A SUBDIVISION IN THE SOUTH EAST 1/4 OF SECTION 10, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 87345183, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NUMBER 87137828, IN COOK COUNTY, ILLINOIS.

This instrument was prepared by:
Adam Diamond
Diamond & LeSueur, P.C.
3431 W. Elm Street
McHenry, IL 60050

Send subsequent tax bills to:
Nichole R. Beaubouf
1929 N. Stillwater Road
Unit 17-4
Arlington Heights, IL 60004

Recorder-mail recorded document to:
Alison Schmidt-Woods
1250 S. Grove Avenue, #200
Barrington, IL 60010