

UNOFFICIAL COPY

Prepared by and when
recorded return to:
Adam S. Garber
Levenfeld Pearlstein, LLC
2 N. LaSalle St., Ste. 1300
Chicago, Illinois 60602

Mail tax bill to:
Diane Heller
926 Waterford Lane
Northbrook, Illinois 60062



Doc#: 1615529011 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/03/2016 10:31 AM Pg: 1 of 4

WARRANTY DEED

THE GRANTOR, Diane Heller, a widow and not since remarried, of 926 Waterford Lane, Northbrook, Illinois 60062, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Diane Heller, not individually but as Trustee of the Diane Heller Trust dated July 2, 2001, of 926 Waterford Lane, Northbrook, Illinois 60062, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE EXHIBIT "A"

Permanent Real Estate Index Number(s): 04-14-301-117-000

Address of Real Estate: 926 Waterford Lane, Northbrook, Illinois 60062

Subject to: (i) all real estate taxes and assessments not yet due and payable; and (ii) all easements, covenants, conditions, restrictions and other matters of record.

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

[Signatures begin on next page]

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Dated this 13th day of May, 2016

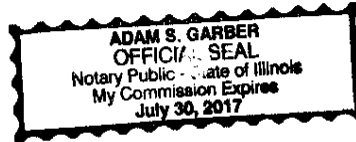
Diane Heller
Diane Heller, Grantor

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Diane Heller is personally known to me to be the same person whose name is subscribed to the forgoing 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.

Given under my hand and official seal, this 13th day of May, 2016.

Ad L
Notary Public



Tax-exempt under provisions of Section 31-45, paragraph (e) of the Illinois Recordation and Transfer Tax Act.

Diane Heller
Buyer, Seller or Agent

Dated this 13 day of May, 2016

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EXHIBIT "A"

BUILDING SITE 110

BEING THAT PART OF LOT 1 IN THE PLANNED UNIT DEVELOPMENT OF ROYAL RIDGE, BEING A SUBDIVISION OF PART OF THE WEST HALF OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 3, 1997 AS DOCUMENT NUMBER 97818381, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE NORTH 01 DEGREES 04 MINUTES 54 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 1 A DISTANCE OF 1123.64 FEET; THENCE NORTH 88 DEGREES 55 MINUTES 06 SECONDS WEST 476.97 FEET TO THE EXTERIOR CORNER OF A CONCRETE FOUNDATION FOR A RESIDENCE (KNOWN AS 926 WATERFORD LANE) FOR A PLACE OF BEGINNING; THENCE ALONG A LINE FOLLOWING THE NEXT EIGHTEEN (18) COURSES AND DISTANCES COINCIDENT WITH THE EXTERIOR FOUNDATION WALL OF SAID RESIDENCE; 1) SOUTH 66 DEGREES 38 MINUTES 14 SECONDS WEST 26.56 FEET; 2) SOUTH 23 DEGREES 21 MINUTES 46 SECONDS EAST 20.92 FEET; 3) NORTH 66 DEGREES 38 MINUTES 14 SECONDS EAST 2.00 FEET; 4) SOUTH 23 DEGREES 21 MINUTES 46 SECONDS EAST 12.17 FEET; 5) SOUTH 66 DEGREES 38 MINUTES 14 SECONDS WEST 10.66 FEET; 6) SOUTH 23 DEGREES 21 MINUTES 46 SECONDS EAST 2.67 FEET; 7) SOUTH 66 DEGREES 38 MINUTES 14 SECONDS WEST 15.83 FEET; 8) NORTH 23 DEGREES 21 MINUTES 46 SECONDS WEST 2.67 FEET; 9) SOUTH 66 DEGREES 38 MINUTES 14 SECONDS WEST 23.02 FEET; 10) NORTH 23 DEGREES 21 MINUTES 46 SECONDS WEST 20.00 FEET; 11) NORTH 66 DEGREES 38 MINUTES 14 SECONDS EAST 8.00 FEET; 12) NORTH 23 DEGREES 21 MINUTES 46 SECONDS WEST 5.00 FEET; 13) NORTH 66 DEGREES 38 MINUTES 14 SECONDS EAST 1.83 FEET; 14) NORTH 23 DEGREES 21 MINUTES 46 SECONDS WEST 14.62 FEET; 15) NORTH 21 DEGREES 38 MINUTES 14 SECONDS EAST 8.27 FEET; 16) NORTH 66 DEGREES 38 MINUTES 14 SECONDS EAST 5.62 FEET; 17) NORTH 23 DEGREES 21 MINUTES 46 SECONDS WEST 11.17 FEET; 18) NORTH 66 DEGREES 38 MINUTES 14 SECONDS EAST 52.77 FEET; THENCE SOUTH 23 DEGREES 21 MINUTES 46 SECONDS EAST 23.55 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS (THE "BUILDING SITE") BUILDING SITE COMMONLY KNOWN AS 926 WATERFORD LANE, NORTHBROOK, ILLINOIS 60062.

Permanent Real Estate Index Number(s): 04-14-301-117-0000

Address of Real Estate: 926 Waterford Lane, Northbrook, Illinois 60062

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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 May 13, 2016

Signature: Diane Heller
Grantor or Agent

Subscribed and sworn to before me this 13th day of May, 2016.

Notary Public [Signature]



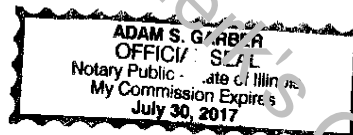
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 and hold title to real estate under the laws of the State of Illinois.

Dated May 13, 2016

Signature: Diane Heller
Grantee or Agent

Subscribed and sworn to before me this 13th day of May, 2016.

Notary Public [Signature]



Note: 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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)