UNOFFICIAL COPY

WARRANTY DEED

THE GRANTOR,

PHILIP M. RYAN,

married to Megan Ryan, of the Village of Schaumburg, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS TO:

Doc#. 1615955033 Fee: \$50.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 06/07/2016 12:18 PM Pg: 1 of 2

Dec ID 20160501604815

ST/CO Stamp 0-633-399-616 ST Tax \$155.00 CO Tax \$77.50

KRASIMIRA IVANOVA,

of 529 W. Maude Avenue, Arlington Heights, Illinois, as Sole Owner,

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION:

UNIT NUMBER 2-A IN BUILDING NUMBER 28 IN THE KINGSPORT ESTATES CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO TITE DECLARATION OF CONDOMINIUM FILED AS DOCUMENT LR 3094346, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILL NOIS.

Permanent Real Estate Index: 07-35-200-034-1150

Address of Real Estate: 1232 Knottingham Court, Unit #2A

Schaumburg, IL 60193

Subject to real estate taxes not yet due and payable, covenants, conditions, and restrictions of record and building lines and easements as exist, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption laws of the State of ILLINOIS, TO HAVE AND TO HOLD SAID premises as Sole Owner.



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Dated: 6 day of May, 2016.

PHILIP M. RYAN

WOW RUM (SEAL)

signing solely for the purpose of releasing Homestead rights

State of <u>ILLINOIS</u>)

County of COOK
)

I, the undersigned a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above signed are personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and por poses therein set forth.

GIVEN under my hand and official seal, this <u>//6</u> day of May, 2016.

OFFICIAL SEAL FRANK J WATYCHOWICZ NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:07/14/18

NOTANY PUBLIC

Commission expires $\frac{7/17}{2}$, 20/8

This Instrument Was Prepared By:

Law Office of Mark J. Watychowicz, P.C. 518 E. Northwest Highway
Mount Prospect, IL 60056

Send Subsequent Tax Bills to:

Krasimira Ivanova

320 w Muede Ave.

Mail to: (ルシスのら)
Joel Hymen, Attorney at Law
1411 McHenry Road, #125
Buffalo Grove, IL 60089