

UNOFFICIAL COPY

PREPARED BY:

Kathryn M. Cremerius
236 E. Northwest Hwy, Suite C
Palatine, IL 60067



1618119138

Doc#: 1618119138 Fee: \$40.00
RHSP Fee: \$9.00 RPPF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/29/2016 02:25 PM Pg: 1 of 2

MAIL TAX BILL TO:

John D. Rohde
3115 Town Square Drive
Rolling Meadows, IL 60008

MAIL RECORDED DEED TO:

Nick Harlovic
116 W. Main Street
West Dundee, IL 60118

160915900294

1/1

WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), Louise M. Kappelman, not individually, but as Successor Trustee of the Ralph J. Kappelman and Louise M. Kappelman Family Trust dated 4/12/2006, of the City of Rolling Meadows, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to John D. Rohde, a widower and not since remarried, of 1339 S. Old Wilke Rd, Arlington Heights, Illinois 60005, all right, title, and interest in the following described real estate situated in the County of COOK State of Illinois, to wit:

PARCEL 1: UNIT 4-102 IN KIMBALL SQUARE CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING AS DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"):

LOTS 1 AND 2 IN KIMBALL SQUARE BEING A PLANNED UNIT DEVELOPMENT IN PART OF THE WEST HALF OF SECTION 36, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE KIMBALL SQUARE CONDOMINIUM ASSOCIATION MADE BY KIMBALL HILL, INC., AN ILLINOIS CORPORATION, DATED AUGUST 15, 1998 AND RECORDED SEPTEMBER 1, 1998 AS DOCUMENT NUMBER 98778544, AND AS MAY BE AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR THE RIGHT TO USE PARKING STALL AND STORAGE UNIT 13 IN BUILDING 4 AS SET FORTH IN THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE KIMBALL SQUARE CONDOMINIUM ASSOCIATION MADE BY KIMBALL HILL, INC., AN ILLINOIS CORPORATION, DATED AUGUST 15, 1998 AND RECORDED SEPTEMBER 1, 1998 AS DOCUMENT NUMBER 98778544, AND AS MAY BE AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF EASEMENTS MADE BY KIMBALL HILL, INC., HARRIS BANK ARLINGTON MEADOWS, TRINITY LUTHERAN CHURCH AND THE CITY OF ROLLING MEADOWS, DATED MARCH 14, 1997 AND RECORDED MARCH 25, 1997 AS DOCUMENT NUMBER 97204406, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 02-36-105-052-1098
Property Address: 3115 Town Square Drive, Rolling Meadows, IL 60008

#102

Attorneys Title Guaranty
1 S. Wacker Dr. STE 2400
Chicago, IL 60606-4650
Attn: Search Department
S
P
R
N
SC
INT

Subject, however, to the general taxes for the year of 2015 and thereafter, and all covenants, conditions, restrictions, building lines, and easements of record; applicable zoning laws, ordinances, and other governmental regulations; terms, provisions, covenants, and conditions of the Declaration of Condominium/Covenants, Conditions and Restrictions and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium/Covenants, Conditions and Restrictions or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium



COUNTY:	83.50
ILLINOIS:	167.00
TOTAL:	250.50

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Property Act; installments due after the date of Closing of general assessments established pursuant to the Declaration of Condominium/Covenants, Conditions and Restrictions.

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

Dated this 14th day of JUNE, 2016

Louise M. Kappelman, not Individually, but as Successor Trustee of the Ralph J. Kappelman and Louise M. Kappelman Family

By

Louise M. Kappelman

STATE OF IL _____)
) SS.
COUNTY OF COOK _____)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Louise M. Kappelman, not individually, but as Successor Trustee of the Ralph J. Kappelman and Louise M. Kappelman Family Trust dated 4/12/2006, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

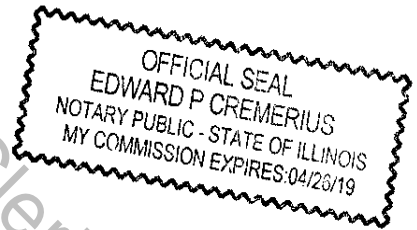
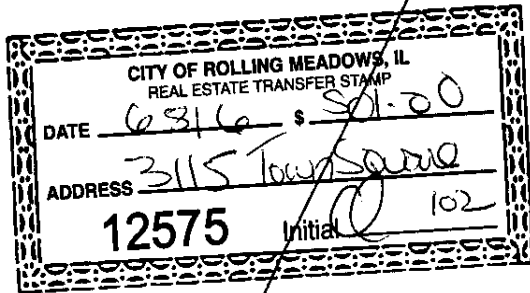
Given under my hand and notarial seal, this 14th day of JUNE, 2016

Edward P. Cremerius

Notary Public

My commission expires: 4-26-19

Exempt under the provisions of paragraph _____



PROPERTY OF COOK COUNTY Clerk's Office