

FIRST AMERICAN TITLE  
FILE # 275915  
WARRANTY DEED

Statutory (ILLINOIS)  
(Individual to Individual)



Doc#: 1618910018 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/07/2016 09:38 AM Pg: 1 of 3

MAIL TO:

Cheryl Chesser  
775 N. Walden Drive  
Palatine, IL 60067

NAME & ADDRESS OF  
TAXPAYER:

Cheryl Chesser  
775 N. Walden Drive  
Palatine, IL 60067

Above Space for Recorder's Use Only

THE GRANTOR, Sara <sup>K.</sup>Cox, an unmarried woman, of 775 N. Walden Drive, Palatine, IL 60067, for and in consideration of TEN AND NO/100 DOLLARS and other good and valuable considerations in hand paid

CONVEYS AND WARRANTS to Cheryl Chesser, an unmarried woman, with an address of 1111 King Charles Court, Palatine, IL 60074, all right, title and interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See attached Exhibit "A"

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 forever.

Subject to covenants, conditions, and restrictions of record, easements, real estate taxes for 2015 and subsequent years and special or other assessments not yet confirmed and covenants, conditions and restrictions of record.

Permanent Index Number(s): 02-15-112-083-0000

Property Address: 775 N. Walden Drive, Palatine, IL 60067

Dated this 19<sup>th</sup> day of June, 2016.

Sara Cox  
<sup>K.</sup>

(Seal)

Y  
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8 N  
SC Y  
INT

REAL ESTATE TRANSFER TAX



20-Jun-2016

COUNTY: 132.50  
ILLINOIS: 265.00  
TOTAL: 397.50

02-15-112-083-0000

20160601612299 | 0-904-107-328


# UNOFFICIAL COPY

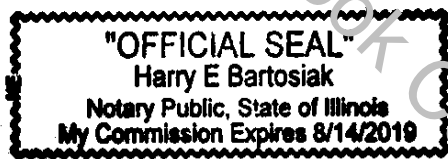
STATE OF ILLINOIS        )  
COUNTY OF COOK        ) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Sara Cox, 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 she signed, sealed 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 notary seal, this

1st day of June, 2016.

  
\_\_\_\_\_  
Notary Public



PREPARED BY: Harry E. Bartosiak, Esq.  
1601 W. Colonial Parkway, Inverness, IL 60067

**\*\*This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).**

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## EXHIBIT A LEGAL DESCRIPTION

**PARCEL 1:**

**THE SOUTHWESTERLY 28.65 FEET OF LOT 1 AS MEASURED ALONG THE NORTHWESTERLY AND SOUTHEASTERLY LINE THEREOF, IN THE TOWNHOMES OF TIMBER LAKE ESTATES, BEING A SUBDIVISION OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF PALATINE, IN COOK COUNTY, ILLINOIS.**

**PARCEL 2:**

**A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS, AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND HOMEOWNERS ASSOCIATION RECORDED MAY 2, 1990 AS DOCUMENT NUMBER 90201697.**

Property of Cook County Clerk's Office