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WARRANTY DEED (Illinois)



THIS DEED is made as of the 13 day of May, 2016, by and between

Doc#: 1619634090 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/14/2016 03:05 PM Pg: 1 of 3

Citywide Title Corporation
850 W. Jackson Blvd., Ste. 320
Chicago, IL 60607

PETER S. FORBES and ILANA R. FORBES,
Husband and Wife

("Grantor," whether one or more),

and

NICHOLAS J. PORSTNER

("Grantee," whether one or more).

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00), in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does WARRANT, COVENANT, AND CONVEY unto the Grantee, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and State of Illinois known and described as follows, to wit:

LOT 60, IN ETHAN'S GLEN EAST RESUBDIVISION OF THAT PART OF THE SOUTHEAST QUARTER OF SECTION 8 AND THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 20, 2000 AS DOCUMENT 00276675 AND AS CORRECTED BY CERTIFICATE TO PLAT OF RESUBDIVISION RECORDED MAY 15, 2000 AS DOCUMENT 00345997, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1645 WEST ETHANS GLEN DRIVE, PALATINE, IL 60067

PARCEL INDEX NUMBER (PIN): 02-08-414-044-0000 (VOL: 148)

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainder, rents issues and profits hereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the Grantee, his heirs and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, his heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: Covenants, conditions, restrictions of record, public and utility easements, provided that such exceptions do not impair Purchaser's intended use of the Unit of residential purposes, and general real estate taxes for the year 2014 and subsequent years.

CCRD REVIEW *Ru*

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PARCEL INDEX NUMBER (PIN): 02-08-414-044-0000 (VOL: 148)

IN WITNESS WHEREOF, said Grantor has caused its signature to be hereto affixed, and has caused its name to be signed to these presents, this 13 day of May, 2016.



PETER S. FORBES



ILANA R. FORBES

Prepared by: Rosenthal Law Group, LLC, 3700 W Devon Ave, Lincolnwood, IL 60712

MAIL TO:

Hal Stinespring & Assoc
910 East Oak St
Lake in the Hills IL 60156

SEND SUBSEQUENT TAX BILLS TO:

NICHOLAS J. PORSTNER
1645 W Ethans Glen Dr
Palatine, IL 60067

OR

RECORDER'S OFFICE BOX NO. _____

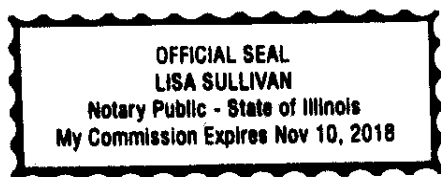
State of ILLINOIS)
County of MCHENRY) SS

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that PETER S. FORBES and ILANA R. FORBES, is/are 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 they signed, sealed and delivered said instrument as their free and voluntary act for the uses and purposes therein set forth.

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

Notary Public Lisa Sullivan

My Commission Expires: Nov 10, 2018

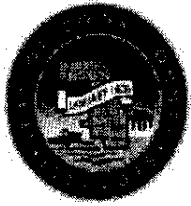


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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

10-Jun-2016



COUNTY:	123.00
ILLINOIS:	246.00
TOTAL:	369.00

02-08-414-044-0000

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