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WARRANTY DEED

Corporation to Individual



1700610048D

Doc# 1700610048 Fee \$44.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/06/2017 10:34 AM PG: 1 OF 4

This agreement, made this 22nd day of December, 2016, between Glenkirk, An Illinois Not-For-Profit Corporation a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and Lajos Nyiri and Marta Nyiri, husband and wife, not as tenants in common, nor as joint tenants but as tenants by the entirety

16 PST 07/12/17

CT

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, and pursuant to the authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY AND WARRANT unto the party of the second part, and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated and described as follows, to wit

LOT 1 IN INSIGNIA COURT SOUTH II , BEING A RESUBDIVISION OF PART OF THE NORTHWEST 1/4 of SECTION 26, TOWNSHIP 42 NORTH RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

COMMONLY KNOWN AS: 41 E Illinois, Palatine, IL 60067

PIN: 02-26-100-035-0000

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2016 and subsequent years.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits

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BOX 333 CT



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thereof, and all the estate, right, tide, interest, claim or demand whatsoever, of the party of the first part, 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 party of the second part, his/her/their heirs and assigns forever.

EXEMPT UNDER PROVISIONS OF PAR B3 SECTION 31-45 PROPERTY TAX CODE

DATE 12/22/2016

SELLER [Signature] LSO

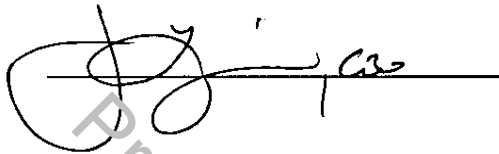
REAL ESTATE TRANSFER TAX		30-Dec-2016
		COUNTY: 0.00
		ILLINOIS: 0.00
		TOTAL: 0.00
02-26-100-035-0000		20161201696195 0-549-225-664

Property of Cook County Clerk's Office

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Chief Executive Officer, the day and year first above written.

Glenkirk, An Illinois Not-For-Profit Corporation
By John Lipscomb, Chief Executive Officer.



STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that John Lipscomb, personally known to me to be the Chief Executive Officer of, Glenkirk, An Illinois Not-For-Profit Corporation, an Illinois Corporation, and 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 severally acknowledged that as such Chief Executive Officer, he signed, sealed and delivered the said instrument pursuant to authority, given by the Board of Directors of said corporation as his free and voluntary act, and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 22 day of December, 20 16

Commission expires march 29, 20 19,


NOTARY PUBLIC

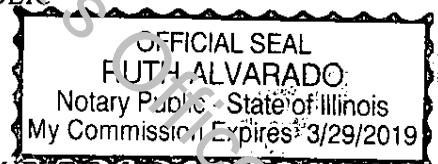
This instrument prepared by :

MAIL TO:

6605 HAYWARD CT
MCHENRY IL 60050

SEND SUBSEQUENT TAX BILLS TO:

6605 HAYWARD CT
MCHENRY IL 60050



Recorder's Office Box No. _____

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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 **grantor** 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 12/22, 2016

Signature X

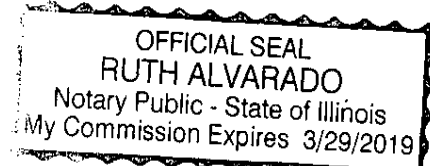
[Signature]
Grantor or Agent

Subscribed and sworn to before me

By the said JOHN LIPSCOMB

This 22, day of December, 2016

Notary Public Ruth Alvarado



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 title total estate under the laws of the State of Illinois.

Date 12-30, 2016

Signature:

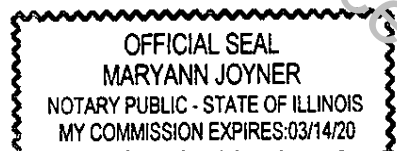
[Signature]
Grantee or Agent

Subscribed and sworn to before me

By the said Grantee

This 30, day of Dec, 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.

Attached to **deed** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)