

# UNOFFICIAL COPY



QUITCLAIM DEED

Doc# 1715755018 Fee \$44.00

Name & address of Grantee  
(& send future tax bills to):  
Vanessa Huenten  
3087 Lexington Lane  
Glenview, IL 60026

RHSP FEE:\$9.00 RPRF FEE: \$1.00  
AFFIDAVIT FEE: \$2.00  
KAREN A. YARBROUGH  
COOK COUNTY RECORDER OF DEEDS  
DATE: 06/06/2017 11:42 AM PG: 1 OF 4

This deed was prepared by  
(& mail recorded deed to):  
Matlin Law Group, P.C.  
Attorneys & Counselors at Law  
500 Skokie Blvd., Suite 100  
Northbrook, IL 60062

(The space above for Recorder's use only.)

The Grantors, JAMES HUENTEN and VANESSA A. HUENTEN, joint tenants, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, Convey and Quit Claim to VANESSA A. HUENTEN, of Cook County, Illinois, the following described real estate in Cook County, Illinois:

SEE ATTACHED LEGAL DESCRIPTION

Street address: 3087 Lexington Lane, Glenview, IL 60026  
Real estate index number: 04-21-211-001-1064

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto the Grantee as aforesaid and to the proper use and benefit of Grantee forever.

The Grantor has signed this deed on MAY 31, 2017.

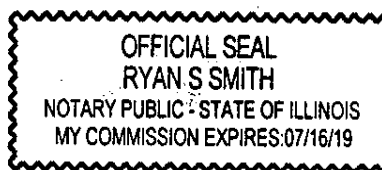
\_\_\_\_\_  
JAMES HUENTEN, Grantor, by  
Vanessa A. Huenten, Attorney-in-Fact  
  
\_\_\_\_\_  
VANESSA A. HUENTEN, Grantor

State of Illinois ) ss.  
County of Cook )

I am a notary public for the County and State above. I certify that VANESSA A. HUENTEN, personally, known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me on the date below and acknowledged that she signed and delivered the instrument as her free and voluntary act, for the uses and purposes therein set forth.

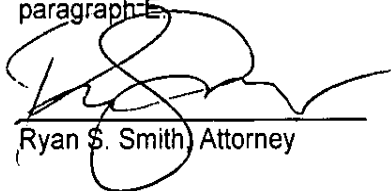
Dated: MAY 31, 2017

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



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Exempted under real estate Transfer Tax Act Section 4, paragraph E and Cook County Ordinance 95104, paragraph E.

 MAY 31, 2017  
Ryan S. Smith, Attorney

This deed was prepared without benefit of title examination. No warranty or guaranty of any kind whatsoever is made by its preparer as to the state of the title of the property that is described in this deed.

Property of Cook County Clerk's Office

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## LEGAL DESCRIPTION

### PARCEL I:

UNIT 19-R-41 IN PRINCETON CLUB TOWNE VILLAS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

CERTAIN LOTS IN PRINCETON CLUB TOWNE VILLAS RESUBDIVISION, BEING A RESUBDIVISION OF PART OF LOT 1 IN THE PRINCETON CLUB, BEING A SUBDIVISION ON THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 21, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THAT PART DECLARATION OF CONDOMINIUM RECORDED MAY 3, 1994 AS DOCUMENT NUMBER 94-394980, TOGETHER WITH ITS UNDIVIDED IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

### PARCEL II:

NON-EXCLUSIVE EASEMENT IN FAVOR OF PARCEL I FOR INGRESS AND EGRESS BY PEDESTRIAN AND VEHICULAR, NON-COMMERCIAL TRAFFIC AS CREATED, LIMITED AND DEFINED IN DECLARATION AND GRANT OF EASEMENT RECORDED MARCH 25, 1993 AS DOCUMENT NUMBER 93224271 OVER, UPON AND ALONG THE ROADS AND STREETS CONSTRUCTED UPON THE CONDOMINIUM PARCEL (AS DESCRIBED AT EXHIBIT "B" AND DEFINED THEREIN).

### PARCEL III:

NON-EXCLUSIVE EASEMENT AS CREATED, LIMITED AND DEFINED BY THAT CERTAIN DECLARATION OF CONDOMINIUM FOR THE PRINCETON CLUB CONDOMINIUM RECORDED JUNE 4, 1991 AS DOCUMENT NUMBER 91-267713 FOR THE PURPOSE OF ACCESS AND INGRESS TO, AND EGRESS FROM, AND THE USE, BENEFIT AND ENJOYMENT OF THE RECREATIONAL FACILITIES (BEING A PORTION OF THE COMMON ELEMENTS OF SAID CONDOMINIUM AS DEFINED AND DESCRIBED IN SAID DECLARATION).

Address commonly known as: 3087 Lexington Lane, Glenview, IL 60026  
PIN Information: 04-21-211-001-1064

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, 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 to real estate under the laws of the State of Illinois.

Dated MAY 31, 2017

Signature: *[Handwritten Signature]*  
Grantor or Agent

State of Illinois ) ss.  
County of Cook )

Subscribed and sworn to before me this 31 day of MAY, 2017.

Notary Public *[Handwritten Signature]*



The grantee or his/her 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 to real estate under the laws of the State of Illinois.

Dated MAY 31, 2017

Signature: *[Handwritten Signature]*  
Grantee or Agent

State of Illinois ) ss.  
County of Cook )

Subscribed and sworn to before me this 31 day of MAY, 2017.

Notary Public *[Handwritten Signature]*



Property of Cook County Office