

UNOFFICIAL COPY



WARRANTY DEED

THE GRANTOR, **RICHARD SWIERZBINSKI FAMILY LIVING TRUST** dated July 7th, 2016, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to THE GRANTEE, **BRIAN ~~THE~~ DEVLIN**, ~~a married man~~, of the Village

Doc# 1720149086 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/20/2017 02:51 PM PG: 1 OF 2

of Palatine, County of Cook, State of Illinois, the following described real estate situated in the County of Cook, in the State of Illinois, to wit: Legal Description (see attached)

Property Index Number: 01-13-202-015-0000 Address of Real Estate: 1988 Abbotsford Drive

and Elisa Devlin husband and wife Inverness, Illinois 60010

SUBJECT TO: Covenants, conditions and restrictions of record, building lines, public and utility easements, all applicable zoning laws and ordinances, existing leases and tenancies, if any; special governmental taxes or assessments for improvements not yet completed, unconfirmed special governmental taxes or assessments, general real estate taxes not yet due and payable. The Grantor certifies that this property is not subject to any homestead rights and the Grantor further certifies that Grantor resides at a different location. Grantee shall have and hold said premises forever.

Dated this 18th day of July, 2017

[Signature]

REAL ESTATE TRANSFER TAX

19-Jul-2017



COUNTY:	279.00
ILLINOIS:	558.00
TOTAL:	837.00

GREGORY SWIERZBINSKI as a successor Trustee

01-13-202-015-0000

| 20170701690701 |

0-584-785-344

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that **GREGORY SWIERZBINSKI**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 notary seal, this 18th day of July, 2017.

(Seal)

[Signature]
 Notary Public

Prepared By: Lysinski & Associates, P.C.
 4418 N. Milwaukee Ave.
 Chicago, IL 60630
 Tel. (773) 777-9888
 Fax. (773) 777-5888

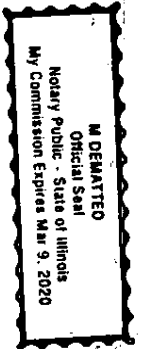
MAIL TO: Kashyap V. Trivedi, Esq.
 118 N. Clinton Avenue, Ste 440
 Chicago, Illinois 60661

AFTER RECORDING, MAIL TO:

SATURN TITLE, LLC
 1030 W. HIGGINS RD.
 SUITE 365
 PARK RIDGE, IL 60088

Send subsequent tax bills to:

Brian T. Devlin
 1988 Abbotsford Drive
 Palatine, Illinois 60010
INVERNESS



1719558 1/2

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Fidelity National Title Insurance Company
COMMITMENT FOR TITLE INSURANCE

File No: 1719558 Reference No:

EXHIBIT A

Legal:

LOT 50 IN CHEVIOT HILLS OF INVERNESS, UNIT NUMBER 3, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH ALL OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 42 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF INVERNESS, IN COOK COUNTY, ILLINOIS.

Address: 1988 Abbotsford Dr., Inverness, IL 60010

PIN #: 01-13-202-015-0000

PIN #:

PIN #:

Township: Barrington

Property of Cook County Clerk's Office