

182

Warranty Deed

UNOFFICIAL COPY

ILLINOIS

Doc#: 1726446073 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/21/2017 10:54 AM Pg: 1 of 2

Dec ID 20170901619907  
ST/CO Stamp 1-411-996-608 ST Tax \$147.50 CO Tax \$73.75

NAT  
17-280529

Above Space for Recorder's Use Only

THE GRANTOR, Halyna Ferenc n/k/a Halyna Petryshyn of the Village of River Grove, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to William J. Gabriele and Anna Gabriele, husband and wife, as tenants by the entirety, of 2250 Gustave Ave, Melrose Park, IL the following described Real Estate situated in the County of Cook, in the State of Illinois to wit: *(See page 2 for legal description attached hereto and made part hereof .)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 12-26-206-090-1022

Address(es) of Real Estate:  
8025 O'Connor Drive, Unit 5D, River Grove, IL 60171

The date of this deed of conveyance is 9/8/17.

Petryshyn  
(SEAL) Halyna Ferenc n/k/a Halyna Petryshyn

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 Halyna Ferenc n/k/a Halyna Petryshyn personally known to me to be the same person(s) whose names 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.

(Impress Seal Here)  
9/08/17.



Given under my hand and official seal

(My Commission Expires 11/9/19)

*[Handwritten Signature]*

Notary Public

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

For the premises commonly known as: 8025 O'Connor Drive, Unit 5D, River Grove, IL 60171

**Legal Description:**

UNIT NUMBER 5-D AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): LOT 3 (EXCEPT THE WEST 59.0 FEET THEREOF) AND LOT 4 (EXCEPT THE EAST 46.0 FEET THEREOF) IN KOZIOL'S RIVER GROVE ESTATES RESUBDIVISION IN THE NORTH EAST QUARTER OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM MADE BY GROVE TOWERS, INCORPORATED, A CORPORATION IN ILLINOIS FILED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 22164856 WITH AN UNDIVIDED 3.666 PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), ALSO EASEMENT FOR PARKING PURPOSES IN AND TO PARK AREA NUMBER 5 AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY AS CREATED BY DEED FROM GROVE TOWERS, INCORPORATED, FRED A. WESTERMAN AND OTHERS DATED APRIL 13, 1973 AND RECORDED JULY 18, 1973 AS DOCUMENT NUMBER 22403324, ALL IN COOK COUNTY, ILLINOIS.

VILLAGE OF RIVER GROVE  
Property Inspection  
No. 003832  
9-8-17  
Approved

REAL ESTATE TRANSFER TAX

COUNTY:	11-Sep-2017
ILLINOIS:	73.75
TOTAL:	147.50
	221.25

12-26-206-090-1022 | 20170901619907 | 1-411-996-608

This instrument was prepared by  
Olga Groat  
Groat Law Group, P.C.  
89 Alfred Court  
Vernon Hills, IL 60061

Send subsequent tax bills to:  
William J. Gabriele and Anna Gabriele  
8025 O'Connor Drive, Unit 5D  
River Grove, IL 60171

Recorder-mail recordal document to:  
William Gabriele  
8025 O'Connor Dr, #5D  
River Grove, IL 60171