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1731012081D

PREPARED BY:

James M. Allen
800 E. Northwest Highway, Suite 700
Palatine, IL 60074

Doc# 1731012081 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/06/2017 03:12 PM PG: 1 OF 2

MAIL TAX BILL TO:

Bernabe Guzman
1286 Inverrary Lane
Palatine, IL 60074

MAIL RECORDED DEED TO:

Gerardo Badiano, *esq.*
121 S. Wilke Road, #301
Arlington Heights, IL 60005

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1701015600682

WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), Blanca L. Arellano, a single woman of the City of Palatine, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Bernabe Guzman, of Berwyn, Illinois 60025, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

Parcel 1:

Unit No. 17-C in Inverrary West Phase II Condominium as delineated on a survey of the following described real estate: Part of the Southeast 1/4 of Section 1, Township 42 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois; which Survey is attached as Exhibit "B" to the Declaration of Condominium recorded as Document 26834625 together with its undivided percentage interest in the common elements.

Parcel 2:

Easement for the benefit of Parcel 1 as created by Declaration and Grant of Easement recorded as Document 24745034 and as amended and recorded as Document 25880238 for ingress and egress.

Parcel 3:

Easements appurtenant to and for the benefit of Parcel 1 as set forth in the Declaration of Easement dated October 20, 1983 and recorded October 25, 1983 as Document 26834626 and as created by Deed from American National Bank and Trust Company of Chicago, a national banking association, as Trustee under Trust Agreement dated April 11, 1983 known as Trust Number 57558 to David C. Butler and Cynthia J. Butler, his wife dated July 1, 1984 and recorded August 1, 1984 as Document 27195381 for ingress and egress.

Attorneys' Title Guaranty Fund, Inc.
1 S. Wacker Dr., Ste. 2400
Chicago, IL 60606-4650
Attn: Search Department

Permanent Index Number(s): 02-01-400-102-1055
Property Address: 1286 Inverrary Lane, Unit 17C, Palatine, IL 60074

Subject, however, to the general taxes for the year of 2017 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

Dated this 27 day of October, 2017

[Signature]
Blanca L. Arellano

REAL ESTATE TRANSFER TAX

03-Nov-2017



COUNTY: 72.00
ILLINOIS: 144.00
TOTAL: 216.00

02-01-400-102-1055 | 20171001646490 | 0-756-846-624

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STATE OF ILLINOIS)
)
COOK COUNTY)

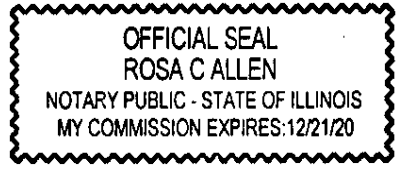
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Blanca L. Arellano, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/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 notarial seal, this 27th day of October, 2017

Rosa C Allen
Notary Public

My commission expires: _____

Exempt under the provisions of paragraph _____



Property of Cook County Clerk's Office