

# UNOFFICIAL COPY

Doc#: 1805108048 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/20/2018 10:08 AM Pg: 1 of 3

## WARRANTY DEED

### AFTER RECORDING MAIL TO:

Stanley E. Goolish, Esq.  
SEG Legal Services  
410 Blackhawk Dr.  
Schaumburg, IL 60193

Dec ID 20180201696123  
ST/CO Stamp 1-249-412-128 ST Tax \$183.00 CO Tax \$91.50

### MAIL REAL ESTATE TAX BILL TO:

Ana Asta  
480 E. Woodfield Trl.  
Roselle, IL 60172

**THE GRANTORS:** Yuri Salabai, a single never been married and Irina Salabai, married to Laimatis Astrauskas\*\*, of 480 E. Woodfield Trl., Roselle, IL 60172, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to Ana Asta, <sup>owner</sup> of 101 Star Harbor Unit ST Schwanby, IL, to have and to hold the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

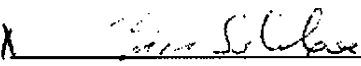
*See Attached Legal Description*

Commonly known as: 480 E. Woodfield Trl., Roselle, IL 60172  
PIN: 07-35-311-120-0000

**\*\*This is not homestead property as to Laimatis Astrauskas.\*\***

**SUBJECT TO:** (a) General real estate taxes not due and payable at the time of closing; (b) Special Assessments confirmed after Contract date; (c) Building, building line and use or occupancy restrictions, conditions and covenants of record; (d) Zoning laws and Ordinances; (e) Easements for public utilities; (f) Drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

DATED this 12 day of Feb., 2018.

  
Yuri Salabai


  
Irina Salabai

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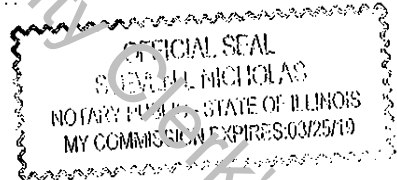
STATE OF IL )  
COUNTY OF COOK )SS

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **Yuri Salabai, a single person and Irina Salabai, married to Laimatis Astrauskas**, 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 individually acknowledged that they signed 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 official seal this 12<sup>th</sup> day of FEB, 2018.

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

**NAME AND ADDRESS OF PREPARER:**  
Steven L. Nicholas, Esq.  
Piercey & Associates, Ltd.  
Attorney at Law  
1525 S. Grove Ave., Suite 204  
Barrington, IL 60010



Piercey & Associates, Ltd.'s Office

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## LEGAL DESCRIPTION

Order No.: 17PNW662035RM

For APN/Parcel ID(s): 07-35-311-120-0000

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PARCEL 1:

LOT 3 IN BLOCK 28 IN THE TRAILS UNIT 2 BEING A SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 18, 1972 AS DOCUMENT NUMBER 21870672 AND CERTIFICATE OF CORRECTION RECORDED MARCH 22, 1973 AS DOCUMENT NO. 22259840, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT RECORDED JULY 27, 1972 AS DOCUMENT NUMBER 21992274 IN THE OFFICE OF THE RECORDER OF DEEDS IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office