

UNOFFICIAL COPY

**WARRANTY DEED Statutory (IL)
(Tenancy By Entirety/Ind.)**

Doc#: 1813518046 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/15/2018 10:40 AM Pg: 1 of 3

**THE GRANTORS
DAVID HELMER and DAWN
HELMER, his wife**

Dec ID 20180401657002
ST/CO Stamp 2-036-111-648 ST Tax \$220.00 CO Tax \$110.00

of the Village of Palos Heights,
County of Cook, State of Illinois, for
and in consideration of the sum of
TEN & 00/100 (\$10.00) DOLLARS
and other good and valuable
considerations in hand paid,
CONVEY and WARRANT to
**THOMAS F. WOGAN and MARY
M. WOGAN, husband and wife of**
1530 State Street, Chicago, IL 60605

(The Above Space For Recorder's Use Only)

not as joint tenants or tenants in common, but as **Tenants By The Entirety**, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises, not as joint tenants or tenants in common, but as Tenants By The Entirety.

DATE: April 27, 2018.

First American Title
File # 2913115

Permanent Real Estate Index Number:

23-36-303-046-1001

Address of Real Estate:

7737 W. Golf Drive, Unit 203, Palos Heights, IL 60463


David Helmer


Dawn Helmer

MAIL TO:

Sylvia T. Giacomuzzi
Attorney at Law
P. O. Box 7336
Buffalo Grove, Illinois 60089

SEND SUBSEQUENT TAX BILLS TO:

Thomas F. Wogan and Mary M. Wogan
7737 W. Golf Drive, Unit 203
Palos Heights, Illinois 60463

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SUBJECT TO: General real estate taxes not due and payable at the time of closing; Terms, conditions and provisions of easement in together with the rights of the adjoining owners in and to the concurrent use of said easement; Terms, conditions and provisions of Ordinance recorded as document Numbers 22858336, 2858337 and 22858338; Provisions, conditions, covenants, restrictions, options, assessments, and easements as created by the Declaration recorded as document 24920249; and Provisions, conditions and limitations as created by the Condominium Property Act.

STATE OF ILLINOIS)
) S.S.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that David Helmer and Dawn Helmer, his wife 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 official seal, this 27 day of April, 2018.



Notary Public

THIS INSTRUMENT WAS PREPARED BY:

William M. Brennan
GOLDSTINE, SKRODZKI, RUSSIAN, NEMEC AND HOFF, L
Attorneys at Law
835 McClintock Drive
Second Floor
Burr Ridge, IL 60527

(630) 655-6000



EXHIBIT A

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LEGAL DESCRIPTION

Legal Description: PARCEL 1: UNIT 203 IN OAK HILLS CONDOMINIUM III, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 22 IN BURNSIDE'S OAK HILLS COUNTRY CLUB VILLAGE SUBDIVISION UNIT NO. 2, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 1, 1978 AS DOCUMENT 24345874, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 24920249, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT, TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION OF EASEMENTS MADE BY BURNSIDE CONSTRUCTION COMPANY, A CORPORATION OF ILLINOIS, DATED OCTOBER 1, 1976 AND RECORDED OCTOBER 25, 1977 AS DOCUMENT 23684698, AND, AMENDED BY DOCUMENTS 24134200 AND 24431686, AND CREATED BY THE DEED FROM BURNSIDE CONSTRUCTION COMPANY, A CORPORATION OF ILLINOIS, TO FAY K. MCAULEY DATED JULY 21, 1979, AND RECORDED SEPTEMBER 13, 1979 AS DOCUMENT 25144230, FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 23-36-303-046-1011 VOL. 152

Property Address: 7737 West Golf Drive Unit 203, Palos Heights, Illinois 60463

Property of Cook County Clerk's Office