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BT 17-03312 (1/3)

WARRANTY DEED

Statutory (Illinois)
(Individual to Corporation)



1814310018

Doc# 1814310018 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/23/2018 11:17 AM PG: 1 OF 4

Above Space for Recorder's Use Only

THE GRANTORS Nadim G. Kilzi and Marni L. Kilzi, husband and wife, of the City/Village of Glenview, County of Cook, State of Illinois, for and in consideration of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY and WARRANT to

CARTUS FINANCIAL CORPORATION, a corporation created and existing under and by virtue of the laws of the State of Delaware, having a principal place of business at 40 Apple Ridge Road, Danbury, CT 06810,

(Names and Address of Grantees)

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED 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 forever.

SUBJECT TO: General taxes for 2017 and subsequent years and (SEE ATTACHED)

Permanent Real Estate Index Number(s): 04-35-202-047-0000

Address(es) of Real Estate: 1359 Kensington Court, Glenview, IL 60025

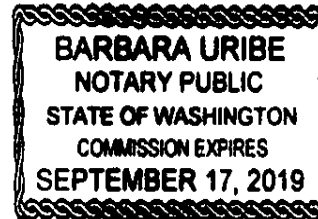
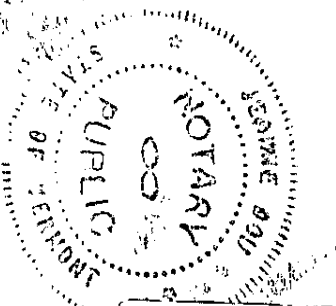
Dated this 24 day of October, 2017

x Nadim G. Kilzi (SEAL)

x Marni L. Kilzi (SEAL)

Joanne Dow (SEAL)

Barbara Uribe (SEAL)



REAL ESTATE TRANSFER TAX		16-May-2018
COUNTY:		465.00
ILLINOIS:		930.00
TOTAL:		1,395.00

04-35-202-047-0000 | 20180401653602 | 1-577-705-760

S Y
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STATE OF Vermont)
COUNTY OF Washington) SS.

On 20 before me Jeanne Dow Notary Public, personally appeared Nadim G. Kilzi who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity and that by his signature on the instrument the person, or the entity upon behalf of which the person, acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Vermont that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Jeanne Dow
Signature of Notary

Commission Expiration Date: 2/10/2019

STATE OF WASHINGTON)
COUNTY OF KING) SS.

On 26th before me MARNI L KILZI Notary Public, personally appeared Marni L. Kilzi who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that executed the same in authorized capacity and that by signature on the instrument the person, or the entity upon behalf of which the person, acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of WASHINGTON that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Barbara Wilke
Signature of Notary

Commission Expiration Date: 9/17/2019

This instrument was prepared by: Botto Gilbert Lancaster, PC., 970 McHenry Avenue, Crystal Lake, IL 60014.

~~MAIL TO:~~ AFTER RECORDING RETURN TO:
BURNET TITLE - POST CLOSING
(Name)

301 W. 22ND ST. STE 510
(Address)

DAK BROOK, IL 60523
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

MARDAN SETTLEMENT SERV.
(Name)

3001 LEADONHALL RD.
(Address)

Mt. LAUREL, NJ 08054
(City, State and Zip)

GRANTOR'S ADDRESS: 1525 S. GROVE AVE, #204, BARRINGTON, IL

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EXHIBIT A

LEGAL DESCRIPTION

LOT 7 IN THE KENSINGTON COURT SUBDIVISION, BEING A RESUBDIVISION OF LOT 2 (EXCEPT THE NORTH 50.00 FEET AND EXCEPT THE SOUTH 330.00 FEET AND EXCEPT THE EAST 264.00 FEET THEREOF MEASURED ON THE NORTH AND SOUTH LINE) AND LOT 3 (EXCEPT THE SOUTH 330.00 FEET AND EXCEPT THE NORTH 50.00 FEET) IN THE SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF RESUBDIVISION RECORDED JANUARY 8, 2008, AS DOCUMENT 0800803132, IN COOK COUNTY, ILLINOIS

PIN: 04-35-202-047-0000

COMMONLY KNOWN AS: 1359 Kensington Court, Glenview, IL 60025

SUBJECT TO ALL PERMITTED EXCEPTIONS, AS APPLICABLE, STIPULATED IN THE RELEVANT PROVISIONS OF THE CONTRACT.

Property of Cook County Clerk's Office

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PLAT ACT AFFIDAVIT

STATE OF VERMONT)
COUNTY OF WASHINGTON)

Nadim G. Kilzi and Marni L. Kilzi, being duly sworn on oath, states that they reside at , Section 1 of Chapter 109 of the Illinois Revised Status for one of the following reasons:

1. Said Act is not applicable, as the grantors' own no property adjoining the premises described in said deed. (Existing parcel).

OR

The conveyance falls in one of the following exemptions permitted by the Amended Act, which became effective July 17, 1959.

2. The division or subdivision of land into parcels or tracts of five (5) acres or more in size which does not involve any new streets or easements of access.
3. The division of lots or blocks of less than one (1) acre in any recorded subdivision, which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct description in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the Amendatory Act into no more than two (2) parts and not involving any new streets or easements of access.
10. The sale of a single lot of less than five (5) acres from a larger tract when a survey is made by a registered surveyor; provided, however, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

AFFIANT further states that he/she makes this Affidavit for the purposes of inducing the Recorder of Deeds of Cook County, IL, to accept the attached Deed for recording.

Nadim G. Kilzi
Nadim G. Kilzi

Marni L. Kilzi
Marni L. Kilzi

Subscribed and Sworn to before me
this 20 day of Oct, 2017.

Subscribed and Sworn to before me
this 26 day of October, 2017.

Joanne Dow
Notary Public

Barbara Uribe
Notary Public

My commission expires: 2/10/2019

My commission expires: 9/17/2019

