



1827141009D

Doc# 1827141009 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/28/2018 09:51 AM PG: 1 OF 3

WARRANTY DEED
ILLINOIS STATUTORY

18NW713599S NB.00
182
0

Property of Cook County Clerk's Office

THE GRANTOR(S), GRIGORY MAZO ^{married to Bella Mazo *unmarried} and JACOB MAZO as Joint Tenants, of the Village of Wilmette, Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to VERONICA LEITNER AS TRUSTEE OF THE VERONICA LEITNER REVOCABLE TRUST DATED MARCH 20, 2018, of Schaumburg, Illinois all interest in the following described Real Estate situated in Cook County in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO:

Covenants, conditions and restrictions of record, Private, public and utility easements and roads and highways, General taxes for the year 2018 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year.

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

Permanent Real Estate Index Number(s): 05-34-108-038-0000
Address(es) of Real Estate: 1327 Central Ave, Wilmette, IL 60091

REAL ESTATE TRANSFER TAX		26-Sep-2018	
		COUNTY:	225.00
		ILLINOIS:	450.00
		TOTAL:	675.00
05-34-108-038-0000		20180901681838	1-624-840-352

Dated this 25 day of September, 2018

Grigory MAZO

GRIGORY MAZO

Jacob MAZO

JACOB MAZO

Bella MAZO

BELLA MAZO

R

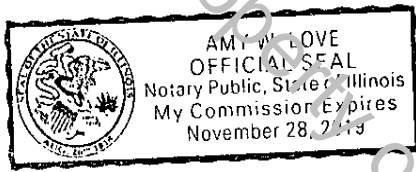
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STATE OF IL

COUNTY OF COOK, ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT GRIGORY MAZO, BELLA MAZO and JACOB MAZO, personally known to me to be the same person(s) whose name(s) 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 25TH day of September, 2018



Amy W Love (Notary Public)

Prepared By: Mr. Michael R. Grabill
Olson, Grabill & Flitcraft
707 Skokie Blvd.
Suite 420
Northbrook, IL 60062

Mail To:

Ms. Meg Sauser
Law Offices of Margaret F. Sauser
360 S. Waukegan Rd. #C
Deerfield, IL 60015

Village of Wilmette \$300.00
Real Estate Transfer Tax **SEP 21 2018**
300 - 5160 Issue Date _____

Name & Address of Taxpayer:

Ms. Veronica Leitner
1327 Central Avenue
Wilmette, IL 60091

Village of Wilmette \$50.00
Real Estate Transfer Tax **SEP 21 2018**
Fifty - 3610 Issue Date _____

Village of Wilmette \$1,000.00
Real Estate Transfer Tax **SEP 21 2018**
1000 - 157865 Issue Date _____

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No.: 18NW7135995NB

For APN/Parcel ID(s): 05-34-108-038-0000

PARCEL 1:

THAT PART OF LOT 1 OF NEO-DELIAN DEVELOPMENT INC., CENTRAL-PRAIRIE SUBDIVISION OF LOT 17 AND THE NORTHWESTERLY 150 FEET OF LOTS 15 AND 16 IN BLOCK 3 IN DINGEE AND MCDANIEL'S RESUBDIVISION OF BLOCKS 3, 6, 9, AND 10 AND THE SOUTH 1/2 OF BLOCK 8 IN THE VILLAGE OF WILMETTE, IN TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEASTERLY CORNER OF SAID LOT 1; THENCE SOUTHWESTERLY ON THE NORTHWESTERLY LINE OF SAID LOT 1, 14.95 FEET; THENCE SOUTHEASTERLY AT RIGHT ANGLES TO LAST DESCRIBED LINE, 25 FEET; THENCE SOUTHWESTERLY ON A LINE 25 FEET SOUTHEASTERLY OF THE NORTHWESTERLY LINE OF SAID LOT 1, 19.01 FEET; THENCE SOUTHEASTERLY AT RIGHT ANGLES, 40.0 FEET; THENCE NORTHEASTERLY AT RIGHT ANGLES, 19.01 FEET; THENCE NORTHWESTERLY AT RIGHT ANGLES, 40 FEET TO THE PLACE OF BEGINNING.

PARCEL 2:

EASEMENT FOR THE USE AND ENJOYMENT AND INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 OVER, UPON, AND ACROSS THE COMMON AREA AS DESCRIBED IN THE DECLARATION OF EASEMENTS, RESTRICTIONS, AND COVENANTS FOR PRAIRIE TOWNHOMES RECORDED NOVEMBER 20, 1996, AS DOCUMENT NUMBER 96882787.