WARRANTY DEED

LIMITED LIABILITY COMPANY to INDIVIDUAL

Doc#. 1836004015 Fee: \$52.00
Edward M. Moody
'Cook County Recorder of Deeds
Date: 12/26/2018 09:54 AM Pg: 1 of 3

Dec ID 20181201658023 ST/CO Stamp 0-528-852-640 ST Tax \$155.00 CO Tax \$77.50

THE GRANTOR, JTW PROPERTY INVESTMENTS, LLC., an Illinois Limited Liability Company, of 1243 E. Baldwin Lane, #210, Palatine, IL 60074, 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(S) and WARRANT(S) to JUANCHO DUMAYAS, Grantee,

of Wheeling, State situated in the County of Cook, State of Illinois, to wit:

PARCEL 1: UNIT 210 IN SAN TROPAL CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE;

THAT PART OF THE NORTHWEST 1/4 OF THE NOP THEAST 1/4 OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIP? PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO LUCLARATION OF CONDOMINIUM MADE BY CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS AS TRUSTEE UNDER TRUST NUMBER 1067400 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 23448135, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS SET FORTH IN SAID DECLARATION.

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PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS DEFINED AND SET FORTH IN THE DECLARATION OF COVENANTS, RESTRICTIONS AND EASEMENTS.

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

Subject only to: General real estate taxes not due and payable at the time of Closing; covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

Permanent Rea Estate Index Number(s): 02-12-200-021-1058

Address of Real Estate: 1243 E. Baldwin Lane, #210, Palatine, IL 60074

Dated this ______ day of December, 2018

JTW PROPERTY INVESTMENTS, LLC., an Illinois Limited Liability Company

IOHNWAGNER Manager

1836004015 Page: 3 of 3

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STATE OF ILLINOIS)) SS COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JOHN WAGNER, Manager, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, scaled and delivered the said instrument as his 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 _______ day of December, 2018

Commission expires

fred r shermaa Official Seal Notary Fub'ic - State of Illinois My Commission Expires Dec 13, 2020

NOTARY PUBLIC

This instrument was prepared by Fred R. Shaman, 2222 Chestnut, Ste 101, S. Office Glenview, Illinois 60026.

MAIL TO:

Law Office of Judy L. DeAngelis 767 Walton Lane, Grayslake, IL 60030

SEND SUBSEQUENT TAX BILLS TO: JUANCHO DUMAYAS 1243 E. Baldwin Lane, #210, Palatine, IL 60074