UNOFFICIAL CO

Doc#. 1901004022 Fee: \$52.00

Edward M. Moody

Cook County Recorder of Deeds Date: 01/10/2019 10:07 AM Pg: 1 of 3

Dec ID 20190101671180

ST/CO Stamp 0-292-458-144 ST Tax \$224.00 CO Tax \$112.00

WARRANTY DEED Illinois Statutory

Mail to: **Troy Green** Sandra Green 271 E Railroad Ave Unit 301 Bartlett, II. 60103

Name & Address of Taxpayer: **Troy Green** Sandra Green 271 E Rail, oad Ave Unit 301 Bafflett, II. 60/03

Ne GRANTOR(S): Cory Howard, a single man of 271 E Railroad Ave Unit 301 Bartlett, II. 60103 for and in consideration of Ter pollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT 15 Troy A Green, divorced man and not since remarried, and Sandra M Green, a divorced woman not since remarried of 515 N Lyle Ave Elgin, II. 60123, as JOINT TENANTS all interest in the following described land in the County of Cook, State of Illinois; to wit:

SEE ATTACHED EXHIBIT A

Subject to:

- 1. All general taxes and special assessments not yet 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

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

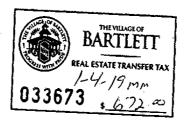
PIN: 06-35-315-070-1017

Property Address: 271 E Railroad Ave. Unit 301 Bartlett, II. 60103

Dated January

(seal)

Cory Howard



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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 of Illinois, DO HEREBY CERTIFY THAT Cory Howard is personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 notarial seal, January 5th, 2019

WITNESS my hand and official seal.

Signature_

My Commission Expires

(Seal)

Prepared by:

Elias Mantzavrakos, Esq 1699 Wall St. Suite 420 Mount Prospect, II. 60056 "OFFICIAL SEAL"
ELIAS MANTZAVRAKOS
Motary Public, State of Illinois
My Commission Expires 5/10/2020

County - Illinois Transfer Stamps
Exempt under provisions of paragraph
Section 31-45, Real Estate

Transfer Tax Law

Date:

Buyer, Seller or Representative

**This conveyance must contain the name and address of Grantee for tax billing purposes: Chap. 35 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

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EXHIBIT A

PARCEL 1:

UNIT 301 IN THE BARTLETT TOWN CENTER BUILDING 2 CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 7 AND 10 IN BARTLETT TOWN CENTER SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 34, AND PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 35, BOTH IN TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0534927025 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN THE VILLAGE OF BARTLETT, COOK COUNTY, ILLINOIS.

PARCEL 2.

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACES 17 AND 21 AND STORAGE F, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0534927025.

PARCEL 3:

EASEMENTS FOR THE BENZETT OF PARCEL 1 AND OTHER PROPERTY FOR INGRESS AND EGRESS USE AND ENJOYMENT AS CREATED BY AND SET FORTH IN THE DECLARATION OF EASEMENTS AND COVENANTS AND MAINTENANCE AGREEMENT FOR BARTLETT TOWN CENTER RECORDED AS DOCUMENT NUMBER 0431427069.