

19607006
WARRANTY DEED

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Doc# 1907046040 Fee \$40.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 03/11/2019 11:55 AM PG: 1 OF 2

THE GRANTOR

(The space above for Recorder's use only)

Therese I. Mintjal, a married woman of the Village of Schaumburg, County of Cook, State of Illinois, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to Xi Chen, a married man of 602 Berkley Unit 22, Schaumburg, IL in the following described Real Estate situated in Cook County, Illinois, commonly known as 2353 County Farm Lane, Schaumburg, IL 60194, legally described as:

UNIT 17-52-C-211 IN TOWNE PLACE CONDOMINIUM, SCHAUMBURG, ILLINOIS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

A PORTION OF FRACTIONAL SECTION 19, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON AUGUST 2, 1988, AS DOCUMENT NUMBER 88346044, TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH THE AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD.

Subject to: 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; and general real estate taxes not due and payable at the time of closing.

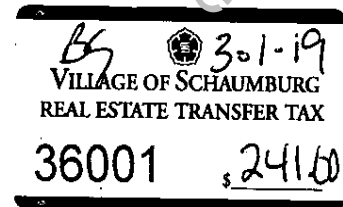
** This is not Homestead property

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

Permanent Index Number (PIN): 07-19-218-015-1249

Address(es) of Real Estate: 2353 County Farm Lane, Schaumburg, IL 60194

Dated this 15th day of February, 2019



Therese I. Mintjal (SEAL)
Therese I. Mintjal

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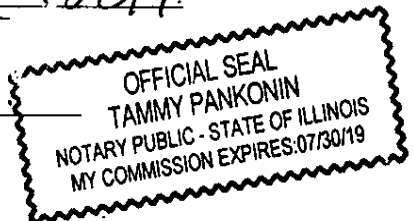
UNOFFICIAL COPY

STATE OF ILLINOIS)
)ss.
COUNTY OF Kane)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Therese I. Mintjal personally known to me to be the same person whose name subscribed in the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 15th day of February, 2019.

Tammy Pankonin
NOTARY PUBLIC



Commission expires _____

This instrument was prepared by: Stacy Forte
Kugia & Forte, P.C., 711 W. Main Street, West Dundee, IL 60118

MAIL TO:

Donna Craft Cain
3E. Park Blvd.
Villa Park, IL 60181

OR Recorder's Office Box No. _____

SEND SUBSEQUENT TAX BILLS TO:

Xi Chen
2353 County Farm Lane
Schaumburg, IL 60194

REAL ESTATE TRANSFER TAX

04-Mar-2019



COUNTY: 120.50
ILLINOIS: 241.00
TOTAL: 361.50

07-19-218-015-1249

| 20190201600507 | 0-809-756-064