

# UNOFFICIAL COPY

Doc# 1907757156 Fee: \$52.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 03/18/2019 11:03 AM Pg: 1 of 3

Dec ID 20190301624248  
ST/CO Stamp 1-009-137-056 ST Tax \$142.00 CO Tax \$71.00

(CT) 196SA092055NA

## Warranty Deed

1/2

THE GRANTOR(S): Kenneth

C. Jonasson, for and in

consideration of Ten Dollars

(\$10.00) and other good and

valuable consideration in hand

paid, convey(s) and warrant(s)

to: Brian E Shields and Scott

D Shields

as Joint Tenants

+ tax returned man

the following described Real Property, located in the County of Cook, State of Illinois, to wit:

### SEE ATTACHED LEGAL DESCRIPTION

Subject to covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all government taxes or assessments confirmed and unconfirmed; condominium declaration and bylaws, if any; building and zoning laws, leases and tenancies; and general real estate taxes not due and payable at the time of Closing.

PIN # 02-12-200-092-1068

Commonly Known As: 1275 E. Baldwin Ln, Unit 605, Palatine, IL 60074-3073

DATED THIS 13<sup>th</sup> DAY OF March, 2019

Kenneth C. Jonasson

Kenneth C. Jonasson

STATE OF ILLINOIS )

)

SS

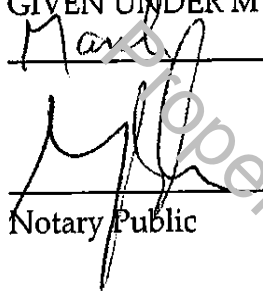
COUNTY OF COOK )

)

# UNOFFICIAL COPY

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, do hereby certify that **Kenneth C. Jonasson**, known to me to be the same person(s) whose name(s) are/is 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 set forth.

GIVEN UNDER MY HAND AND SEAL THIS 13<sup>th</sup> DAY OF March, 2019

  
Notary Public



Prepared by: Michael Mazek, 3805 N. Lincoln Ave., Chicago, IL 60613

Send subsequent tax bills to:

Brian and Scott Shields  
1275 E. Baldwin Lane  
Unit 605  
Palatine, IL 60074

Mail recorded deed to:

Brian and Scott Shields  
327 Katherine Drive  
Hainesville, IL 60030

Property of Cook County Clerk's Office

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## LEGAL DESCRIPTION

### PARCEL 1:

UNIT NUMBER 605 IN SAN TROPAI CONDOMINIUM BUILDING NUMBER 2, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THAT PART OF THE SOUTH 780 FEET, AS MEASURED AT RIGHT ANGLES TO THE SOUTH LINE THEREOF, OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE EAST ALONG THE SOUTH LINE OF SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4, 757.17 FEET (THE SOUTH LINE OF SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4 BEING ASSUMED AS RUNNING DUE EAST AND WEST FOR THIS LEGAL DESCRIPTION); THENCE NORTH 134 FEET TO A POINT FOR A POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED, THENCE SOUTH 77 FEET; THENCE WEST 88 FEET; THENCE SOUTH 13.4 FEET; THENCE WEST 217.17 FEET; THENCE NORTH 77 FEET; THENCE EAST 123 FEET; THENCE NORTH 71.40 FEET; THENCE EAST 59.17 FEET; THENCE SOUTH 58 FEET; THENCE EAST 123 FEET TO THE POINT OF BEGINNING.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM, RECORDED AS DOCUMENT 24917327, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

### PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS DEFINED AND SET FORTH IN MASTER DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS FOR SAN TROPAI PLANNED RESIDENTIAL DEVELOPMENT MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 1067400 DATED MARCH 31, 1976 AND RECORDED APRIL 12, 1976 AS DOCUMENT 23448134, IN COOK COUNTY, ILLINOIS