

# UNOFFICIAL COPY

## WARRANTY DEED

Doc#: 1918941107 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 07/08/2019 11:00 AM Pg: 1 of 5

Dec ID 20190601608743  
ST/CO Stamp 0-628-967-520 ST Tax \$295.00 CO Tax \$147.50

GIT

410451026  
112

THE GRANTORS, Darlene K. Miskovic, James J. Miskovic, Husband and Wife of the City of River Forest, in the County of Cook, and State of Illinois, and Zachary J. Miskovic married to Lindsay Nicole Miskovic of the City of Fishers, and State of Indiana, as joint tenants, for and in consideration of \$10.00 in hand paid, conveys and warrants to Mark C. Benton and Roberta S. Williams, Husband and Wife, as Tenancy by the Entirety of the City of Hoffman Estates and State of Illinois, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See attached EXHIBIT A.

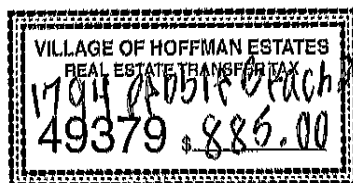
**SUBJECT TO:** The general taxes for the year of 2018 and thereafter, to all instruments, covenants, restrictions, condition and easements of record.

Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Index Number: 07083000620000

Address of Real Estate: 1794 Pebble Beach Dr Hoffman Estates, IL 60169

THIS IS NOT HOMESTEAD PROPERTY For Any Parties Involved:



# UNOFFICIAL COPY

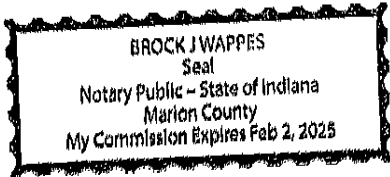
Dated: June 13, 2019

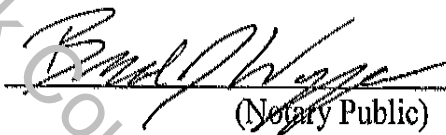
  
\_\_\_\_\_  
Zachary J. Miskovic


STATE OF Indiana )  
 ) SS  
COUNTY OF Hamilton )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Zachary J. Miskovic personally known to me to be the persons whose names 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 June 14<sup>th</sup> 2019.



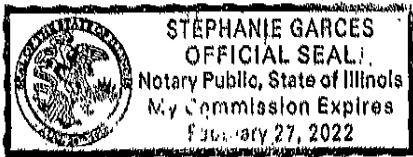
  
\_\_\_\_\_  
(Notary Public)

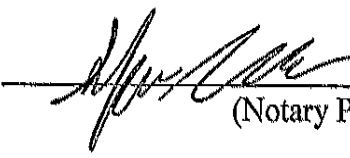
  
\_\_\_\_\_  
Darlene K. Miskovic

STATE OF Illinois )  
 ) SS  
COUNTY OF Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Darlene K. Miskovic personally known to me to be the persons whose names 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 June 14<sup>th</sup> 2019.



  
\_\_\_\_\_  
(Notary Public)

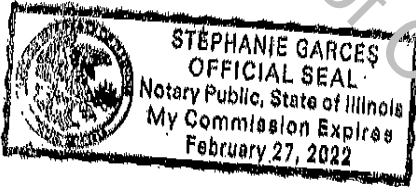
# UNOFFICIAL COPY

*[Signature]*  
James J. Miskovic

STATE OF Illinois )  
 ) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT James J. Miskovic personally known to me to be the persons whose names 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 June 19 2019.



*[Signature]*  
(Notary Public)

Prepared By:

Garces Law, LLC  
121 S. Wilke Road Suite 301  
Arlington Heights, IL 60005

REAL ESTATE TRANSFER TAX		05-Jul-2019
COUNTY:		147.50
ILLINOIS:		295.00
TOTAL:		442.50
07-08-300-062-0000   2019061608743   0-628-967-520		

Mail To:

~~Kathleen Rodriguez~~  
~~PO Box 24,~~  
~~Arlington Heights, IL 60006-0024~~

Name and Address of Taxpayer / Address of Property:

Mark C. Benton and Roberta S. Williams  
1794 Pebble Beach Dr  
Hoffman Estates, IL 60169

# UNOFFICIAL COPY

## EXHIBIT A

PARCEL 1: THAT PART OF LOT 1 IN POPLAR CREEK CLUB HOMES, UNIT 1, DESCRIBED AS FOLLOWS: COMMENCING AT THE EASTERN MOST CORNER OF SAID LOT 1; THENCE NORTH 36 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE NORTHEASTERN LINE OF SAID LOT 1, A DISTANCE OF 44.13 FEET TO A POINT 57.00 FEET SOUTHEAST (AS MEASURED ALONG SAID LOT LINE) OF THE NORTHEASTERN MOST CORNER OF SAID LOT 1; THENCE SOUTH 53 DEGREES 39 MINUTES 47 SECONDS WEST, A DISTANCE OF 15.71 FEET TO AN EXTERIOR CORNER OF A CONCRETE FOUNDATION FOR THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED; THENCE CONTINUING SOUTH 53 DEGREES 39 MINUTES 47 SECONDS WEST ALONG THE EXTERIOR SURFACE OF SAID FOUNDATION, 9.75 FEET TO AN EXTERIOR CORNER OF SAID FOUNDATION; THENCE SOUTH 36 DEGREES 20 MINUTES 13 SECONDS EAST ALONG THE SOUTHEASTERLY EXTENSION OF A PART OF THE NORTHEASTERLY EXTERIOR SURFACE OF SAID FOUNDATION; A DISTANCE OF 0.50 FEET TO THE CENTERLINE OF THE COMMON FOUNDATION WALL BETWEEN PARCELS 1794 AND 1796; THENCE SOUTH 53 DEGREES 50 MINUTES 54 SECONDS WEST, ALONG SAID CENTERLINE, A DISTANCE OF 48.20 FEET TO A POINT OF INTERSECTION WITH THE EXTERIOR SURFACE OF SAID FOUNDATION, SAID POINT BEING 11.11 FEET (AS MEASURED ALONG THE LAST DESCRIBED COURSE EXTENDED) FROM THE ARC OF THE SOUTHWESTERLY LINE OF SAID LOT 1; THENCE ALONG THE EXTERIOR OF SAID FOUNDATION, THE FOLLOWING COURSES AND DISTANCES: SOUTH 36 DEGREES 14 MINUTES 41 SECONDS EAST, A DISTANCE OF 37.38 FEET; THENCE NORTH 53 DEGREES 42 MINUTES 19 SECONDS EAST, A DISTANCE OF 1.00 FOOT; THENCE NORTH 36 DEGREES 17 MINUTES 41 SECONDS WEST, A DISTANCE OF 3.72 FEET; THENCE NORTH 53 DEGREES 47 MINUTES 28 SECONDS EAST, A DISTANCE OF 20.90 FEET; THENCE NORTH 08 DEGREES 47 MINUTES 28 SECONDS EAST, A DISTANCE OF 5.55 FEET; THENCE SOUTH 81 DEGREES 36 MINUTES 11 SECONDS EAST, A DISTANCE OF 13.52 FEET; THENCE NORTH 53 DEGREES 42 MINUTES 51 SECONDS EAST, A DISTANCE OF 8.97 FEET; THENCE NORTH 08 DEGREES 43 MINUTES 33 SECONDS EAST, A DISTANCE OF 2.85 FEET; THENCE NORTH 53 DEGREES 43 MINUTES 33 SECONDS EAST, A DISTANCE OF 11.65 FEET; THENCE NORTH 36 DEGREES 16 MINUTES 26 SECONDS WEST, A DISTANCE OF 15.45 FEET; THENCE NORTH 53 DEGREES 43 MINUTES 34 SECONDS EAST, A DISTANCE OF 1.65 FEET; THENCE NORTH 36 DEGREES 16 MINUTES 26 SECONDS WEST, A DISTANCE OF 5.55 FEET; THENCE SOUTH 53 DEGREES 43 MINUTES 34 SECONDS WEST, A DISTANCE OF 1.65 FEET; THENCE NORTH 36 DEGREES 16 MINUTES 26 SECONDS WEST, A DISTANCE OF 16.30 FEET TO THE POINT OF BEGINNING; BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 12, 1984 AS DOCUMENT NUMBER 27170191, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER THE PROPERTY DESCRIBED IN EXHIBIT "B" ATTACHED TO THE DECLARATION OF PARTY WALL RIGHTS, COVENANTS, CONDITIONS,

# UNOFFICIAL COPY

RESTRICTIONS AND EASEMENTS RECORDED NOVEMBER 14, 1984 AS DOCUMENT NUMBER 27336477, AND ANY AMENDMENTS THERETO.

Property of Cook County Clerk's Office