

UNOFFICIAL COPY

WARRANTY DEED (Illinois - Tenants by the entirety)

PREPARED BY:
Mr. Colin H. Gilbert

Drost Gilbert Andrew & Apicella LLC
4811 Emerson Ave., Suite 110
Palatine, IL 60074

MAIL TO:

Mr. John N. Skoubis
Skoubis Mantas LLC
1300 W. Higgins Road, #209
Park Ridge, IL 60068

NAME & ADDRESS OF TAXPAYER:

Dempsey & Kelsey Bending
1619 Fox Run Drive
Arlington Heights, IL 60004

Doc#: 1921933006 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/07/2019 10:17 AM Pg: 1 of 3

Dec ID 20190701638782
ST/CO Stamp 0-804-592-736 ST Tax \$259.00 CO Tax \$129.50

**SPACE ABOVE RESERVED FOR
RECORDER'S USE ONLY**

BW19046802 SS 10/2

THE GRANTOR(S): Nicholas Gualano married to Stephenie Gualano, of the Village of Arlington Heights, County of Cook and State of Illinois, for consideration of the sum of \$10.00 DOLLARS, cash and other good and valuable consideration, in hand paid, at or before delivery of this document, receipt of which is hereby acknowledged, has bargained, and sold and by this document and does grant, bargain, sell, CONVEY and WARRANT unto said GRANTEE(S): Dempsey J. Bending and Kelsey C. Bending, husband and wife, as Tenants by the Entirety, of 2001 Tower Drive, #329, Glenview, Illinois 60026, on behalf of himself/herself, their heirs, executors, administrators, successors, representatives and assigns, all the right, title, interest claim or demand which the Grantors may have had in and to the following described real estate in the County of Cook, State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois, not as tenants in common, not as joint tenants, but as TENANTS BY THE ENTIRETY, forever.

SUBJECT TO: General taxes for 2019 and subsequent years; Covenants, conditions and restrictions of record, building lines and easements, if any.

Permanent index number: 03-09-302-044-0000

Property address: 1619 Fox Run Drive, Arlington Heights, Illinois 60004

DATED this 31 day of July, 2019.

Please SEAL X [Signature]
Print or type Nicholas Gualano
Names below

SEAL X [Signature]
Stephenie Gualano

Signatures SEAL X _____

SEAL X _____

Baird & Warner Title Services, Inc.
475 North Marquette
Suite 120
Schaumburg, IL 60173

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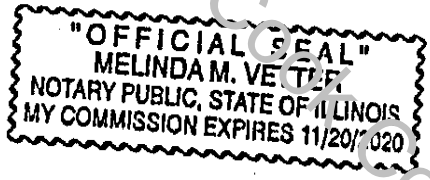
STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County in the State aforesaid, CERTIFY THAT: Nicholas Gualano and Stephenie Gualano, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, and appeared before me on this day in person, and acknowledged that they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purpose therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 31 day of July, 2019.

X Melinda M. Vetter
 NOTARY PUBLIC

My commission expires 11/20/20



REAL ESTATE TRANSFER TAX		05-Aug-2019	
	COUNTY:		129.50
	ILLINOIS:		259.00
	TOTAL:		388.50
03-09-302-044-0000		20190701638782	0-804-592-736

County Clerk's Office

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LEGAL DESCRIPTION

1619 FOX RUN DRIVE, ARLINGTON HEIGHTS, ILLINOIS 60004

PARCEL 1:

LOT 1619 IN ASPEN PLACE PLANNED UNIT DEVELOPMENT, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED APRIL 29, 1997 AS DOCUMENT 97300059, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY INSTRUMENT BY AND BETWEEN THE NORTHERN TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 18, 1981 KNOWN AS TRUST NUMBER 6907, AND ASPEN PLACE L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY DATED OCTOBER 15, 1996 AND RECORDED OCTOBER 22, 1996 AS DOCUMENT 96805265 AND AS SET FORTH IN DECLARATION RECORDED AUGUST 8, 1997 AS DOCUMENT 97577606 AND AS CREATED BY DEED FROM ASPEN PLACE, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY TO BRUCE A. RIFKIND AND RECORDED OCTOBER 10, 1997 AS DOCUMENT 97756317.

Property of Cook County Clerk's Office