

# UNOFFICIAL COPY

WARRANTY DEED  
Statutory (Illinois)



Doc# 2000845148 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 01/08/2020 03:24 PM PG: 1 OF 3

THE GRANTOR, VADIM GUMINSKIY, a married man, of the Village of Buffalo Grove, County of Lake and State of Illinois, for the consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO REVIR CAPITAL, LLC, an Illinois Limited Liability Company, of 233 S. Wacker Drive, Suite 8400, Chicago, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

19 CST 2600371H 21A KJLRM

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO.

Subject to: Real Estate taxes for the year 2019 and subsequent years; covenants, conditions and restrictions of record; terms, provisions, covenants and conditions of Declaration of Condominium and all amendments thereto; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration of Condominium.

Real Estate Tax Numbers: 02-01-200-083-1145; 02-01-200-083-1146; 02-01-200-083-1147; 02-01-200-083-1148; 02-01-200-083-1149; 02-01-200-083-1150

Unit 1A, 2A, 3A, 1B, 2B, 3B

Address of Real Estate: 4121 Bonhill Drive, Arlington Heights, Illinois 60004

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

This is not a homestead property.

DATED this 10<sup>th</sup> day of December, 2019

+ V. Guminskiy (SEAL)  
Vadim Guminskiy

20191201662770

STATE OF ILLINOIS )  
  ) SS  
COUNTY OF LAKE )

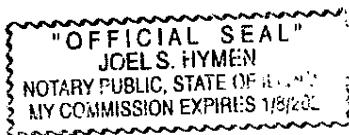
I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that VADIM GUMINSKIY, a married man, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 10<sup>th</sup> day of December, 2019

Joel S. Hymen  
Notary Public

This instrument was prepared by  
Joel S. Hymen, Esq., Hymen & Blair, P.C., 1411 McHenry Road, Suite 125, Buffalo Grove, IL 60089

MAIL TO: X REVIR CAPITAL, LLC  
196 Regency Dr  
Bartlett IL 60013



SEND SUBSEQUENT TAX BILL TO:  
X REVIR CAPITAL, LLC  
1141 W. Randolph St.  
Suite 300  
Chicago, IL 60607

SY  
P3  
SL  
M-  
SC-  
E  
INT

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**REAL ESTATE TRANSFER TAX**

17-Dec-2019



**COUNTY:**  
**ILLINOIS:**  
**TOTAL:**

272.50  
545.00  
817.50

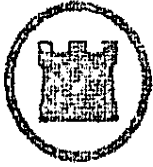
02-01-200-083-1145

20191201662770

0-944-264-544

Property of Cook County Clerk's Office

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CHICAGO TITLE  
COMPANY

## LEGAL DESCRIPTION

Order No.: 19CST280067VH

For APN/Parcel ID(s): **02-01-200-083-1145, 02-01-200-083-1146, 02-01-200-083-1147,  
02-01-200-083-1148, 02-01-200-083-1149 and 02-01-200-083-1150**

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Unit numbers 4121-1A, 1B, 2A, 2B, 3A and 3B in Arlington Grove Condominiums as delineated on a survey of the following described real estate: Part of the North 1/2 of Section 1, Township 42 North, Range 10 East of the Third Principal Meridian, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as document 25364419, together with their undivided percentage interest in the common elements, in Cook County, Illinois.

Property of Cook County Clerk's Office