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WARRANTY DEED

State of Illinois County of Cook [¦] Doc# 2003610078 Fee \$77.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 02/05/2020 12:07 PM PG: 1 OF 3

THE GRANTOR, Kristen N. Sommers Christiansen (f/k/a Kristen N. Sommers), a married woman, of the County of Cook, State of Illinois, in consideration of Ten Dollars and other good and valuable consideration in hand paid, conveys and warrants to: JUSTIN SHIN and LISA SHIN, Son and mother, of the County of Cook, State of Illinois, Not as Tenants in common, but as JOINT TENANTS with right of Survivorship, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois:

PARCEL 1:

LOT 10-B1-2 IN DEER RUN CONDOMINIUM, PHASE 2 A DELINEATED ON A SURVEY OF CERTAIN LOTS IN VALLEY VIEW, BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 15, 1983 AS DOCUMENT NUMBER 26535491, AS AMENDED FROM TIME TO TIME, IN COCK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO DECLARATION OF CONDOMINIUM RECORDED JULY 24, 1985 AS DOCUMENT NO. 85116690 COGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

NON-EXCLUSIVE PERPETUAL EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 OVER OUTLOT "A" IN VALLEY VILW SUBDIVISION, AFORESAID, AS CREATED BY GRANT OF EASEMENT RECORDED JULY 24, 1985 AS DOCUMENT NUMBER 85116689.

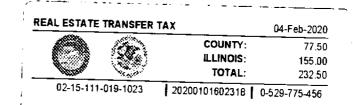
hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

SUBJECT TO: all easements, conditions, covenants, restrictions of record, leases, all real estate taxes not due as of date of closing.

Permanent Real Estate Index nos.: 02-15-111-019-1023

Address of Property: 610 N. Deer Run Dr., 610, Palatine, IL 60067

FIRST AMERICAN TITLE FILE # 30 11004



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Dated this Day of January, 2020
Kusten Ammen Christiansen
Kristen N. Sommers Christiansen (f/k/a Kristen N. Sommers)
State of Illinois, County of Cook:
State of fillions, County of Cook.
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Kristen N. Sommers Christiansen is personally known to me to be the same person whose name subscribed to the foregoing Instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as free and
voluntary act, for the uses and purposes therein set forth.
voluntary act. for the uses and purposes therein set forth.
Given under my hand and notarial seal, this 20 day of January, 2020.
AA (AA AA
(Seal) OFFICIAL SEAL S A BRUHNKE NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSIC I EXPIRES:08/03/20 Notary Public

Dated this 29 Day of January, 2020
Joshua Christiansen
Married to Kristen N. Sommers Christiansen,
Signing for rulposes of warving fromestead
Signing for Purposes of Waiving Homestead State of Illinois, County of Cook:
Control Control Control
State of Illinois, County of Cook:
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Joshua Christiansen is personally known to me to be the same person whose name subscribed to the foregoing Instrument, appeared before me this lay in person, and
acknowledged that he signed, sealed and delivered the said instrument as free and voluntary act
for the uses and purposes therein set forth.
Given under my hand and notarial seal, this \mathcal{I}_{-} day of January, 2020.
(Seal)
OFFICIAL SEAL Notony Public
A ADDIHMER & INDIZIVILIDIO
NOTARY PUBLIC - STATE OF ILLINOIS NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:08/03/20

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Prepared by:

Christopher R. Karsten Karsten Law Offices, LLC 155 N. Wacker Dr., Ste. 4250 Chicago, IL 60606

Mail 10: Justin Shin 6/0 12 Deer Run Dr. Palatine IL. 60067

Name and Address of Taxpayer:

Justin Shim the Star Sur Dr. H. Beer Kur Dr. Palatine, IL 60067

Palatine, IL 6006 Denny Continue Continue