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Chicago Title Insurance Company

**WARRANTY DEED
ILLINOIS STATUTORY
(Corporation to Individual)**

Doc#: 2007647129 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/16/2020 11:23 AM Pg: 1 of 3

Dec ID 20200201627841
ST/CO Stamp 1-349-711-712 ST Tax \$535.50 CO Tax \$267.75



2065A8590084A
1 of 2
AS

THE GRANTOR, Park Place Glen, LLC, an Illinois limited liability company, created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Members of said company, **CONVEY(S) and WARRANT(S)** to Rozel Elazegui and Cindy Elazegui, husband and wife, tenants by the entirety, of 6359 St. James Ct., Burr Ridge, IL 60527, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: General real estate taxes; special taxes or assessments not then due and payable; the Rowhome documents, including all amendments and exhibits thereto; applicable zoning and building laws and ordinances and other ordinances of record; acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; leases and licenses affecting the Common Elements; easements, covenants, conditions, agreements, building lines and restrictions of record; and liens, encroachments and other matters over which Chicago Title Insurance Company is willing to insure Purchaser against loss or damage.

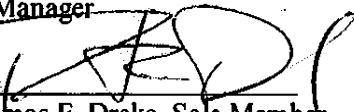
Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the above-described real estate, the rights and easements for the benefit of said Property set forth in the Declaration of Covenants, Conditions, Restrictions and Easements, aforesaid, and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining property described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said declaration the same as through the provisions of said declaration were recited and stipulated at length herein.

Permanent Real Estate Index Number(s): 04-35-201-050-0000
Address of Real Estate 1233 Waukegan Rd., Glenview, IL 60025

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Manager this 16th day of March, 2020.

Park Place Glen, LLC,
An Illinois limited liability company
By: Drake Group Holdings, LLC,
An Illinois limited liability company
Its Manager

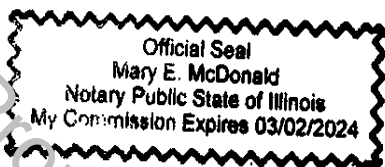
By: 
Thomas E. Drake, Sole Member

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Thomas E. Drake, personally known to me to be the Sole Member of Drake Group Holdings, LLC an Illinois limited liability company, the Manager of Park Place Glen, LLC, an Illinois limited liability company, and personally known to me to the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Sole Member of the Manager, he signed and delivered the instrument pursuant to authority given by the said limited liability company as his free and voluntary act and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 20th day of March, 2020



Mary E. McDonald
Notary Public

Prepared By: Frank W. Jaffe
Jaffe & Berlin, LLC
111 W. Washington, Suite 900
Chicago, IL 60602

Mail To:
Ms. Kathleen Widuch
Attorney at Law
208 Wisner
Park Ridge, IL 60068

Name & Address of Taxpayer:
Rozel Elazegui and Cindy Elazegui
1233 Waukegan Rd.
Glenview, IL 60025

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EXHIBIT "A" LEGAL DESCRIPTION

PARCEL 1: LOT 6 IN PARK PLACE OF GLENVIEW SUBDIVISION, BEING A RESUBDIVISION OF GLENVIEW MUNICIPAL BUILDING CONSOLIDATION, BEING A CONSOLIDATION OF PARCELS OF LAND IN THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 29, 2018 AS DOCUMENT 1818018074, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS OVER OUTLOT A AS CREATED BY THE DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR PARK PLACE GLEN TOWNHOMES RECORDED JANUARY 25, 2019 AS DOCUMENT 1902545030, COOK COUNTY, ILLINOIS.

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