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WARRANTY DEED
Statutory (ILLINOIS)

Doc#: 2013421071 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 05/13/2020 10:45 AM Pg: 1 of 3

MAIL TO:

Matthew Karas
1772 S. Randall Rd.
#100
Groene, IL 60134

Dec ID 20200401661533
ST/CO Stamp 1-330-037-984 ST Tax \$112.00 CO Tax \$56.00

TAX BILL TO:

Vincent Strazzabosco
1 Renaissance Place
216
Palatine, IL 60067

THE GRANTOR **WOJCIECH LETKOWSKI AND KATARZYNA LETKOWSKI, HUSBAND AND WIFE**, of the Village of Palatine, County of Cook, State of Illinois, for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid CONVEY and WARRANT to GRANTEE **VINCENT STRAZZABOSCO, a married man**, of 732 Vine St, Hampshire, IL 60140, the following described Real Estate situated in the County of Cook, State of Illinois, to wit

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: General taxes for 2nd installment of 2019 and subsequent years and (a) general real estate tax not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premises; (e) public roads and highways; (f) party wall rights and agreements, if any ; and (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

PERMANENT INDEX NUMBER: **02-14-100-090-1036**

PROPERTY ADDRESS: **1 RENAISSANCE PL UNIT 216 PALATINE, IL 60067**

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED THIS 23rd DAY OF April, 2020.

WOJCIECH LETKOWSKI
WOJCIECH LETKOWSKI

Katarzyna Letkowska
KATARZYNA LETKOWSKI

File nr: AT 200342
After recording mail to:
Altima Title, LLC.
6444 N. Milwaukee Ave.
Chicago, IL 60631
Ph. 312-651-6070

1/2

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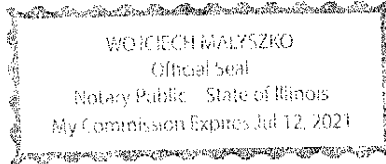
STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that **WOJCIECH LETKOWSKI AND KATARZYNA LETKOWSKI** are personally known to me to be the same person(s) whose name(s) is 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 23rd Day of April, 2020.

Commission expires 07/12/2021.

[Signature]
NOTARY PUBLIC



Prepared by:

Alicja M. Sroka
Alicja M. Sroka & Associates, P.C.
Attorney at Law
7742 W. Higgins, Unit C102
Chicago, Illinois 60631

Property of Cook County Clerk's Office

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File No: AT200342

EXHIBIT "A"

PARCEL 1:

UNIT 216 AND PARKING SPACE P-216 IN THE RENAISSANCE TOWERS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 20 AND 21 IN RENAISSANCE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 1, 1982 AS DOCUMENT 26190230, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

NON-EXCLUSIVE PERPETUAL EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE PLAT OF RENAISSANCE SUBDIVISION RECORDED JANUARY 6, 1975 AS DOCUMENT 22955436, IN COOK COUNTY, ILLINOIS.

**Property Address: 1 RENAISSANCE PL UNIT 216 PALATINE, IL 60067
Parcel ID Number: 02-14-100-090-1036**

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Old Republic National Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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**Commitment for Title Insurance (8-1-2016)
Technical Correction 4-2-2018
Schedule B - Part I**