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Doc#. 2023113138 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/18/2020 12:20 PM Pg: 1 of 2

WARRANTY DEED

Statutory (Illinois)
(Individual to Individual)

Dec ID 20200601615764
ST/CO Stamp 0-302-766-816 ST Tax \$127.00 CO Tax \$63.50

THE GRANTOR, Kathleen M. Hanson, divorced and not since remarried, of Palatine, Illinois, for and in consideration of Ten and No/100 (\$10.00)-----DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Amanda Wesley, a single person, of Palatine, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: UNIT NUMBER 106 IN THE BUILDING IDENTIFIED AS NUMBER 1265 STERLING AVENUE, AS DELINEATED ON THE SURVEY PLAT OF THAT CERTAIN PARCEL OF REAL ESTATE IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM MADE BY LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 25, 1972 AND KNOWN AS TRUST NUMBER 44634, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 23072506, WHICH DECLARATION OF CONDOMINIUM HAS BEEN AMENDED BY DOCUMENT NUMBER 23079371 AND AMENDED DECEMBER 5, 1975 AS DOCUMENT NUMBER 23315094 AND AMENDED FEBRUARY 26, 1976 AS DOCUMENT NUMBER 23400612 FILED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS (SAID DECLARATION OF CONDOMINIUM, AS SO AMENDED, HEREINAFTER COLLECTIVELY REFERRED TO AS THE "DECLARATION"), AND AS DELINEATED IN THE ANY AMENDMENTS TO SAID SURVEY PLAT (SAID UNIT BEING REFERRED TO AS UNIT NUMBER 21-205 IN THE TABLE ATTACHED AS EXHIBIT "B" TO THE DECLARATION, AS AMENDED FROM TIME TO TIME), TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID PROPERTY APPURTENANT TO SAID UNIT, AS SET FORTH IN THE DECLARATION, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS, AS SUCH TERM IS DEFINED IN THE DECLARATION, AS SAME ARE FILED OF RECORD PURSUANT TO THE DECLARATION, AND TOGETHER WITH ANY ADDITIONAL COMMON ELEMENTS AS SUCH AMENDED DECLARATIONS ARE FILED OF RECORD, IN THE PERCENTAGES SET FORTH IN SUCH AMENDED DECLARATION, WHICH PERCENTAGES SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE ON THE RECORDING OF ANY SUCH AMENDED DECLARATION.

PARCEL 2: A PERPETUAL AND EXCLUSIVE EASEMENT IN AND TO PARKING SPACE P-73 APPURTENANT TO THE ABOVE DESCRIBED UNIT AS DELINEATED IN EXHIBIT "A" OF THE ABOVE DESCRIBED DECLARATION OF CONDOMINIUM, IN COOK COUNTY, ILLINOIS.

PREMIER TITLE

