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Doc# 2023813064 Fee \$93.00

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

EDWARD H. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/25/2020 12:09 PM PG: 1 OF 4

WARRANTY DEED

MAIL TO:

Rodney H. Piercey
Piercey & Associates, Ltd.
1525 S. Grove Avenue, Suite 204
Barrington, Illinois 60010

TAXPAYER NAME & ADDRESS:

Rockwood Property Group LLC
1013 Howard Drive
Barrington, Illinois 60010 **60193**

Schaumburg,

THE GRANTORS, **GEORGE NAVA and GINA NAVA (a/k/a GINA A. NAVA), husband and wife**, of 1013 Howard Drive, Village of Schaumburg, County of Cook, State of Illinois, for the consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to **ROCKWOOD PROPERTY GROUP LLC, an Illinois limited liability company**, of 1013 Howard Drive, Schaumburg, Illinois 60193, the following described real estate situated in Cook County, State of Illinois to wit:

LEGAL DESCRIPTION IS SET FORTH ON THE ATTACHED EXHIBIT A, WHICH IS BY THIS REFERENCE INCORPORATED HEREIN.

THIS IS NOT HOMESTEAD PROPERTY AS TO THE GRANTORS.

THIS DEED HAS BEEN PREPARED AS AN ACCOMMODATION WITHOUT THE REVIEW OF TITLE.

Exempt under provisions of Paragraph E, Section 4 of the Real Estate Transfer Act.

Date: June 10, 2020

Grantee or Agent

Permanent Real Estate Index Number(s): 07-22-402-045-1096

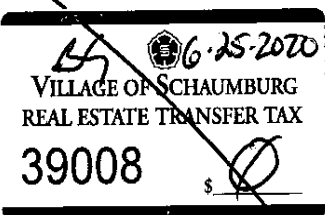
Address(es) of Real Estate: 325 Lambert Drive, Unit 2D, Schaumburg, Illinois 60193

Together with all easements, appurtenances and hereditaments thereunto belonging. Subject to real estate taxes not yet due and payable, covenants, conditions, and restrictions of record and building lines and easements as exist. To have and to hold said premises forever.

DATED this 10th day of June, 2020.

GEORGE NAVA

GINA NAVA



REAL ESTATE TRANSFER TAX		18-Aug-2020
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
07-22-402-045-1096 20200601609650 1-140-564-448		

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EXHIBIT A

Legal Description:

Parcel 1:

Unit 1-4-13-RD-2 together with an undivided percentage interest in the common elements in Lexington Village Coach House Condominium as delineated and defined in the Declaration recorded as Document No. 24383272, as amended from time to time, in the Southeast quarter of Section 22 and the Southwest quarter of Section 23, Township 41 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

Perpetual and exclusive easement in and to Garage Unit No. C-1-4-13-RD-2 for the benefit of Parcel 1 as set forth and defined in Document No. 24383272, as amended.

Permanent Real Estate Index Number(s): 07-22-402-045-1096

Address(es) of Real Estate: 325 Lambert Drive, Unit 2D, Schaumburg, Illinois 60193

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

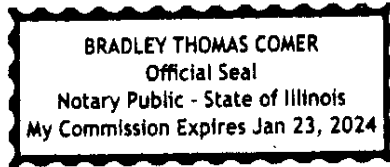
The grantor or the grantor's agent affirms that, to the best of the grantor's knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: June 10, 2020

Signature: *Gina Nava*
Grantor or Agent

Subscribed and sworn to before me by said GINA NAVA this 10th day of June, 2020.

Bradley Comer
Notary Public



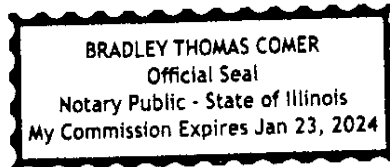
The grantee or the grantee's agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: 6/10, 2020

Signature: *Gina Nava*
Grantee or Agent

Subscribed and sworn to before me by said GINA NAVA this 10th day of June, 2020.

Bradley Comer
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)