UNOFFICIAL COP

WARRANTY DEED ILLINOIS STATUTORY

MAIL TO AFTER RECORDING:

1051

Rustam Schen 2002116361 127 N. Wilphy 4888 Wheelms, 20 6090

Doc#, 2024707104 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds Date: 09/03/2020 09:14 AM Pg: 1 of 3

Dec ID 20200701629405

ST/CO Stamp 1-996-822-240 ST Tax \$208.00 CO Tax \$104.00

(The Above Space for Recorder's Use Only)

THE GRANTOR Grandvictor Capital, LLC, an Illinois limited liability company, of 36W995 Red Gate Road, Saint Charles, 1/2 00175 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND , of 127 N. Wolf Road. WARRANTS to Rustam Sehen. Wheeling, IL 60090, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 02-13-111-004-0000

Property Address: 718 North Glenn Drive, Palatine, IL 6007

SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate, and general real estate taxes not due and payable at the time of Closing.

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

Prepared by:

Karrsten Goettel, Esq. Ariano Hardy Ritt 2000 McDonald Road, Ste 200 South Elgin, IL 60177

[signature on next page]

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Dated this Manager

GRANDVIEW CAPITAL, ELC

Kenneth A. Bernhard, Manager

State of Illinois
)
SS.

County of Kane

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Kenneth A. Bernhard, Manager of Grandview Capital, LLC, an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Manager, he signed and delivered the said instrument 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 official sea, this day of July, 2020.

Commission Expires _____

OFFICIAL SEAL
DENA LYNN JEANES
NOTHER PUBLIC - STATE OF ILLINOIS
MY CHAINISSION EXPIRES:09/13/20

Notary Publi

NAME AND ADDRESS OF PREPARER:

Karrsten Goettel, Esq. Ariano Hardy Ritt 2000 McDonald Road, Ste. 200 South Elgin, IL 60177 (847) 695-2400

SEND SUBSEQUENT TAX BILLS TO:

16 AS OFFICE

Rustam Sehen

127 N WOLK Rd, 45B Wheeling, IL 60:90

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UNOFFICIAL COPY LEGAL DESCRIPTION

Order No.: 20021163GV

For APN/Parcel ID(s): 02-13-111-004-0000

LOT 4 BLOCK 58 IN WINSTON PARK NORTHWEST, UNIT NO. 4, BEING A SUBDIVISION IN SECTIONS 12 AND 13, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO PLAT THEREOF RECORDED JANUARY 13, 1964 AS DOCUMENT NO. 19020710, IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office