

UNOFFICIAL COPY

Doc#: 2032207338 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/17/2020 11:35 AM Pg: 1 of 2

Dec ID 20201001627372
ST/CO Stamp 0-451-417-056 ST Tax \$127.00 CO Tax \$63.50

WARRANTY DEED

Mail Document to:

Mr. Gregory Catrambone
Attorney At Law
10555 W. Cermak Road
Westchester, Illinois 60154

Mail Tax Bill to:

Mr. Raymond Siegel
132 Willows Edge Court, Unit F
Willow Springs, Illinois 60480

The above space for recorder's use only

THE GRANTOR(S), **MARK A. MAZZONE** married to **JESSICA MASBAUM**, and in consideration of the sum of Ten and no/100ths Dollars (\$10.00), and other good and valuable considerations, in hand paid, Convey(s) and Warrant(s) to, **RAYMOND SIEGEL**, of 1338 Hamilton, Elmhurst, Illinois 60126, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED

PIN #: 23-05-201-093-0000

Property Address: 132 Willows Edge Court, Unit F, Willow Springs, Illinois 60480

SUBJECT TO: General real estate taxes; covenants, conditions and restrictions of record.

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois. TO HAVE AND TO HOLD said premises, forever.

In Witness Whereof, the Grantors aforesaid have hereunto set their hands and seals this

^{7th}
19 day of October, 2020


MARK A. MAZZONE


JESSICA MASBAUM

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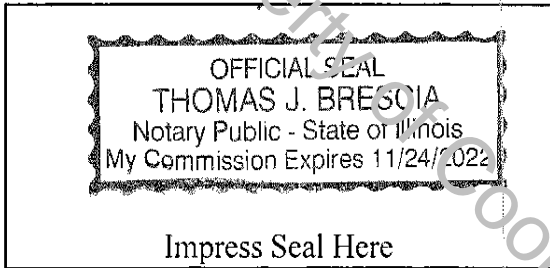
State of Illinois)
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that, **MARK A. MAZZONE married to JESSICA MASBAUM**, personally known to me to be the same persons whose names 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 notarial seal this 19th day of October, 2020

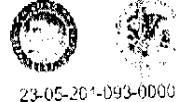
Subscribed And Sworn to Before
me this 19th day of October, 2020



NOTARY PUBLIC



REAL ESTATE TRANSFER TAX



26-Oct-2020

COUNTY: 63.50
ILLINOIS: 27.00
TOTAL: 90.50

23-05-201-093-0000

| 20191001627372 | 0-451-417-056

This instrument prepared by:
Thomas J. Brescia
801 N. Cass Avenue, Suite 201
Westmont, Illinois 60559
(630) 325-1122

LEGAL DESCRIPTION:

PARCEL 1: THAT PART OF LOT 9 IN WILLOW EDGE, BEING A SUBDIVISION OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTH CORNER OF SAID LOT 9; THENCE SOUTH 54 DEGREES 29 MINUTES 25 SECONDS EAST, A DISTANCE OF 98.79 FEET; THENCE SOUTH 35 DEGREES 30 MINUTES 35 SECONDS WEST, A DISTANCE OF 10.25 FEET; THENCE SOUTH 36 DEGREES 02 MINUTES 24 SECONDS WEST, A DISTANCE OF 27 FEET; THENCE SOUTH 53 DEGREES 57 MINUTES 36 SECONDS EAST, A DISTANCE OF 27 FEET; THENCE NORTH 36 DEGREES 02 MINUTES 24 SECONDS EAST, A DISTANCE OF 27 FEET; THENCE NORTH 53 DEGREES 57 MINUTES 36 SECONDS WEST, A DISTANCE OF 27 FEET; THENCE SOUTH 36 DEGREES 02 MINUTES 24 SECONDS WEST, A DISTANCE OF 27 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:
EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF PARTYWALL RIGHTS, COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS DATED JANUARY 25, 1988 AND RECORDED APRIL 5, 1988 AS DOCUMENT 88138286 AND AS CREATED BY DEED FROM COLE TAYLOR BANK/FORD CITY AS SUCCESSOR TRUSTEE TO FORD CITY BANK AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 1, 1973 AND KNOWN AS TRUST NUMBER 382 ZYGMUNT ZAJDEL AND KRYSZYNA ZAJDEL AND RECORDED JULY 20, 1988 AS DOCUMENT NUMBER 98318736 FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.

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