

UNOFFICIAL COPY

206NW635266RM/1

WARRANTY DEED

AFTER RECORDING MAIL TO:

Drew S. Brownlie
Law Office of Drew S. Brownlie, LLC
1590 S. Milwaukee Ave., Ste 306
Libertyville, IL 60048

MAIL REAL ESTATE TAX BILL TO:

Kenneth Walters Chris Jacobs
3780 Bordeaux Dr. 377 Williams Rd
Hoffman Estates, IL 60192
Inverness IL 60067

206NW635266RM

THE GRANTORS: Alan J. Grochowski and Niphavanh Sue Grochowski, husband and wife, of 3780 Bordeaux Dr., Hoffman Estates, IL 60192, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to Kenneth Walters, a married man and Christian M. Jacobs, a married man, of Inverness Illinois, to have and to hold, as tenants in common, the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit:

LOT 86 IN BLOCK 5 IN CHARLEMAGNE UNIT NUMBER 1 BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED THEREOF RECORDED APRIL 21, 1978, AS DOCUMENT NUMBER 24413420, IN COOK COUNTY, ILLINOIS.

Commonly known as: 3780 Bordeaux Dr., Hoffman Estates, IL 60192
PIN: 02-30-105-014-0000

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

~~SUBJECT TO: (a) General real estate taxes not due and payable at the time of closing; (b) Special Assessments confirmed after Contract date; (c) Building, building line and use or occupancy restrictions, conditions and covenants of record; (d) Zoning laws and Ordinances; (e) Easements for public utilities; (f) Drainage ditches, feeders, laterals and drain tile pipe or other conduit.~~ Covenants, conditions, and restrictions of record

and building lines and easements. provided they do not interfere with the current use and enjoyment of the real estate.

Doc#: 2101206237 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/12/2021 02:00 PM Pg: 1 of 2

Dec ID 20201201678983
ST/CO Stamp 1-603-434-464 ST Tax \$218.00 CO Tax \$109.00

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