

# UNOFFICIAL COPY

Doc#: 2108233149 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/23/2021 01:35 PM Pg: 1 of 3

## Warranty Deed

**Statutory (ILLINOIS)  
Individual to Individual**

Dec ID 20201201697277  
ST/CO Stamp 1-687-665-680 ST Tax \$85.00 CO Tax \$42.50

**FIRST AMERICAN TITLE**  
**FILE #** AF1004016

Above Space for Recorder's Use Only

**THE GRANTORS**, Ana Agama, a single person, of the City of Fort Myers, State of Florida, for and in consideration of Ten and No/100<sup>ths</sup> DOLLARS (\$10.00), and other good and valuable considerations in hand paid, **CONVEYS and WARRANTS** to:

Barbara A Reynolds, *A single woman*

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

**SEE ATTACHED LEGAL DESCRIPTION**

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Subject to the following: General real estate taxes not due and payable at time of closing; building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; public and utility easements which serve the premises; public roads and highways, if any.

Permanent Index Number (PIN): 02-12-200-019-1111

Address(es) of Real Estate: 1309 N Baldwin Ct., Unit 1A, Palatine, IL 60074

Grantee's address

**THIS IS NOT HOMESTEAD PROPERTY AS TO RUTH ACOSTA**

Dated this 21 day of December, 2020

PLEASE	_____	(SEAL)	_____	(SEAL)
PRINT OR	Ana Agama	(SEAL)	_____	(SEAL)
TYPE NAMES				
BELOW	_____	(SEAL)	_____	(SEAL)
SIGNATURE(S)	<i>Ana Agama</i>	(SEAL)	_____	(SEAL)

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State of Florida )  
 ) SS  
 County of Lee )

I, the undersigned, a Notary Public In and for said County, in the State aforesaid, DO HEREBY CERTIFY that Ana Agama, personally known to me to be the same persons whose names are 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 official seal, this 21 day of December, 2020

Commission expires



**CAROLINE FARRELL**

Notary Public

State of Florida

Comm# HH040934

NOTARY PUBLIC

This instrument was prepared by Orlando Hernandez, 64 E. Downer Pl., Aurora, IL 60505

MAIL TO:

BARBARA A REYNOLDS  
1309 N BALDWIN CT, UNIT 1A  
PALATINE, IL 60074

SEND SUBSEQUENT TAX BILLS TO:

BARBARA A REYNOLDS  
1309 N BALDWIN CT UNIT 1A  
PALATINE, IL 60074

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EXHIBIT A

## LEGAL DESCRIPTION

Legal Description: PARCEL 1:

UNIT NO. X1-A-1 IN BALDWIN COURT CONDOMINIUM, AS DELINEATED ON THE SURVEY OF PART OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THE WEST 334.79 FEET OF THE SOUTH WEST 1/4 OF THE NORTH EAST 1/4 OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CENTER LINE OF RAND ROAD, ALL IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY MIDWEST BANK AND TRUST COMPANY, AN ILLINOIS CORPORATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 2, 1972, AND KNOWN AS TRUST NUMBER 7210916 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 22368743; AS AMENDED FROM TIME TO TIME TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, IN COOK COUNTY, ILLINOIS

PARCEL 2:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENT MADE BY MIDWEST BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 2, 1972 AND KNOWN AS TRUST NO. 7210916 AND RECORDED DECEMBER 20, 1972 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 22163198, ALL IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 02-12-200-019-1111 (VOL 143)

Property Address: 1309 N Baldwin Ct, Unit 1A, Palatine, Illinois 60074

Property of Cook County Clerk's Office