

UNOFFICIAL COPY

PRECISION TITLE WARRANTY DEED

Illinois Statutory

Doc#: 2109707469 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/07/2021 11:20 AM Pg: 1 of 2

Dec ID 20210301664354
ST/CO Stamp 0-755-741-200 ST Tax \$311.00 CO Tax \$155.50

MAIL TO:

Daniel R. Sanders
Attorney at Law
832 North Sanborn Drive
Palatine, Illinois 60074

**NAME AND ADDRESS OF
TAXPAYER:**

Sakthidharan Krishnamoorthy
308 E. Weathersfield Way
Schaumburg, IL 60193

RECORDER'S STAMP

THE GRANTOR(S) Ronald P. Epperly, as trustee under the Ronald P. Epperly trust agreement dated February 12, 2001, as to 50% interest and Lisa M. Benson as successor trustee under the Barbara G. Epperly trust agreement dated February 12, 2001, as to 50% interest, of 3088 E. Weathersfield Way, Schaumburg, Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to: Sakthidharan Krishnamoorthy and Sangeetha Kalyanasundaram, Husband and Wife, of 30 E. Beech Drive, Apt. 206, Schaumburg, Illinois, not as Joint Tenants or Tenants in Common, but as TENANTS BY THE ENTIRETY, all interest in the following described Real Estate in the County of Cook, in the State of Illinois, to wit:

PT C 21-14084 2/3

Lot 443 in Lancer Subdivision Unit No. 4, being a subdivision of part of Northwest Quarter of Section 26 and part of Northeast Quarter of Section 27, township 41 North, Range 10, East of the Third Principal Meridian, according to plat thereof registered in the office of the registrar of titles of Cook County, Illinois, on April 30, 1968, as document number 2385363.

Permanent Index Number(s): 07-27-204-008-0000
Property Address: 308 E. Weathersfield Way, Schaumburg, IL 60193

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 as husband and wife, not as Joint Tenants or Tenants in Common, but as TENANTS BY THE ENTIRETY forever. SUBJECT TO: general real estate taxes not due and payable at the time of Closing; covenants, conditions, and restrictions of records 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 or payable at the time of Closing.

DATED: March 18, 2021

Ronald P. Epperly (SEAL)
Ronald P. Epperly, as Trustee

Lisa M. Benson (SEAL)
Lisa M. Benson, as Successor Trustee

DL 3-15-21
VILLAGE OF SCHAUMBURG
REAL ESTATE TRANSFER TAX
40732

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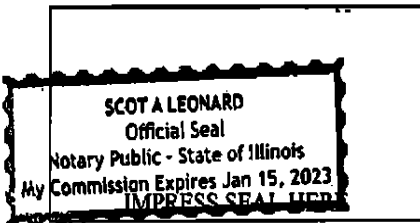
STATE OF ILLINOIS)
)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY THAT Ronald P. Epperly and Lisa M. Benson of 3088 E. Weathersfield Way, Schaumburg, Illinois, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 March 18, 2021.



Notary Public



NAME AND ADDRESS OF PREPARER:
Scot A. Leonard
Attorney At Law
800 E. Northwest Hwy., #210
Palatine, IL 60074

COUNTY-ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF
PARAGRAPH ____,
SECTION 31-45, REAL ESTATE TRANSFER
TAX LAW

DATE:

Buyer, Seller or Representative

REAL ESTATE TRANSFER TAX



18-Mar-2021
COUNTY: 155.50
ILLINOIS: 311.00
TOTAL: 466.50

07-27-204-008-0000 | 20210301684354 | 0-755-741-200