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Karen A. Yarbrough
Cook County Clerk
Date: 04/30/2021 10:07 AM Pg: 1 of 2

PREPARED BY:
Charles Wifler
Wifler Law Group, PC
103 W. Gilmer Road
Hawthorn Woods, IL 60047

Dec ID 20210401604967
ST/CO Stamp 0-366-140-944 ST Tax \$188.00 CO Tax \$94.00

MAIL TAX BILL TO:
Steven Fiore
507 E. Fawn Ln. Unit A
Palatine, IL 60074-2336

MAIL RECORDED DEED TO:

Steven Fiore
507 E Fawn Ln Unit A
Palatine, IL 60074-2336

WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), **Mark O'Leary married to Samantha O'Leary**, of the City of Palatine, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to **Steven Fiore, a single man**, of 701 W. Gold Rd., Mount Prospect, IL 60056, all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

PARCEL 1: UNIT NUMBER 507-1 IN THE DEERPATH LAKE OF PALATINE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

CERTAIN PARTS OF LOTS 1, 2 AND 3 IN DEERPATH LAKE OF PALATINE BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96702606, AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING 507-1 AS DELINEATED ON SURVEY ATTACHED TO DECLARATION AND OR AMENDMENTS.

Permanent Index Number(s): **02-02-200-010-1047**
Property Address: **507 E. Fawn Ln. Unit A., Palatine, IL 60074-2336**

Subject to terms, provisions, covenants and conditions of the Declaration of Condominium/Covenants, Conditions and Restrictions ("Declaration/CCRs") and all amendments; public and utility easements including any easements established by or implied from the Declaration/CCRs, or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of Closing of general assessments established pursuant to the Declaration/CCRs.

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

