

# UNOFFICIAL COPY

## WARRANTY DEED (STATUTORY - ILLINOIS)

Doc#: 2118003482 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/29/2021 10:23 AM Pg: 1 of 4

Dec ID 20210501628546  
ST/CO Stamp 0-290-384-144 ST Tax \$315.00 CO Tax \$157.50

THE GRANTOR(S), **EDWARD A. CUCCI, A/K/A, EDWARD ARNOLD CUCCI, MARRIED TO MARGARET CUCCI\***, of the Village of VERNON HILLS, County of LAKE, State of ILLINOIS, for and in consideration of the sum of TEN (\$10.00) DOLLARS, in hand paid, the receipt and sufficiency of which is hereby acknowledged, CONVEYS and WARRANTS to:

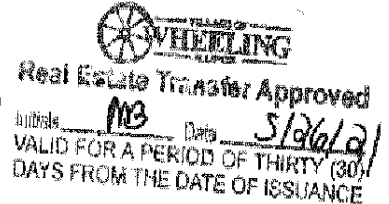
**BENJAMIN KIM AND ESTHER KWAK**  
5140 CLEVELAND AVENUE, SKOKIE, IL 60077

GRANTEES, HUSBAND AND WIFE AS <sup>Joint</sup> ~~TENANTS BY THE ENTIRETY~~;

the following described Real Estate situated in the County of COOK, in the State of ILLINOIS, to wit: SEE ATTACHED LEGAL DESCRIPTION, TO HAVE AND TO HOLD FOREVER, hereby releasing and waiving, if applicable, all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, subject to: General Taxes for the year 2020 (2<sup>nd</sup> Installment) and subsequent years, and to Covenants, Conditions, Easements and Restrictions of Record.

PIN(S): 03-12-305-009-0000

Address of Real Estate: 743 PRESTWICK LANE, WHEELING, IL 60090



\*SIGNING TO WAIVE HOMESTEAD RIGHTS

DATED THIS 28 DAY OF May, 2021:

[Signature]  
EDWARD A. CUCCI

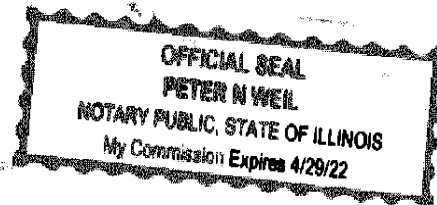
[Signature]  
MARGARET CUCCI

State of IL, County of Coke ss: I the undersigned, a Notary Public in and for said County, DO HEREBY CERTIFY THAT: EDWARD A. CUCCI, A/K/A, EDWARD ARNOLD CUCCI, and MARGARET CUCCI, personally known to me to be the same persons whose names are subscribed to the forgoing instrument, appeared before me this day, in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary acts, for the uses and purposes set forth therein, including the release and waiver of the right of homestead, if applicable.

Given under my hand and official seal this 28 day of May, 2021.

[Signature]  
NOTARY PUBLIC

Commission Expires: 8-29-22



Free Homecoming

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## LEGAL DESCRIPTION

OF THE PREMISES COMMONLY KNOWN AS:

**743 PRESTWICK LANE, WHEELING, IL 60090**

SEE ATTACHED LEGAL DESCRIPTION.

Instrument Prepared By: Peter N. Weil, Esq.  
175 Olde Half Day Rd., Ste. 134  
Lincolnshire, IL 60069

**AFTER RECORDING, MAIL TO:**

SCOTT D. BROMANN, ESQ.  
127 W. WILLOW AVE., STE. C  
WHEATON, IL 60187

**SEND SUBSEQUENT TAX BILLS TO:**

BENJAMIN KIM AND ESTHER KWAK  
743 PRESTWICK LANE  
WHEELING, IL 60090

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## LEGAL DESCRIPTION

743 PRESTWICK LANE, WHEELING, IL 60090

PIN: 03-12-305-009-0000

### PARCEL 1:

THAT PART OF NON-EASEMENT AREA 2 OF ASTOR PLACE, BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 7, 2002 AS DOCUMENT NO. 0020637731, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST SOUTHEASTERLY CORNER OF LOT 1 IN SAID ASTOR PLACE; THENCE NORTH 89 DEGREES 04 MINUTES 20 SECONDS WEST, ALONG THE SOUTHERLY LINE OF SAID LOT 1, 251.79 FEET TO A LINE DRAWN AT A RIGHT ANGLE TO SAID SOUTHERLY LINE FROM THE SOUTHWESTERLY CORNER OF SAID NON-EASEMENT AREA 2; THENCE NORTH 00°55'40" EAST, AT A RIGHT ANGLE TO SAID SOUTHERLY LINE, 13.64 FEET TO THE SOUTHWESTERLY CORNER OF SAID NON-EASEMENT AREA 2; THENCE NORTH 24°17'35" WEST, ALONG THE WESTERLY LINE OF SAID NON-EASEMENT AREA 2, 71.50 FEET FOR A POINT OF BEGINNING; THENCE CONTINUING NORTH 24°17'35" WEST ALONG SAID WESTERLY LINE, 21.00 FEET; THENCE NORTH 65°42'25" EAST, AT A RIGHT ANGLE TO SAID WESTERLY LINE, 63.00 FEET TO THE EASTERLY LINE OF SAID NON-EASEMENT AREA 2; THENCE SOUTH 24°17'35" EAST, ALONG SAID EASTERLY LINE 21.00 FEET; THENCE SOUTH 65°42'25" WEST, AT A RIGHT ANGLE TO SAID EASTERLY LINE, 63.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS AND CONTAINING 1323 SQUARE FEET.

### PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 OVER COMMON AREAS AS SET FORTH IN DECLARATION DOCUMENT 0030130151 RECORDED JANUARY 28, 2003, IN COOK COUNTY, ILLINOIS.

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## PLAT ACT AFFIDAVIT

STATE OF IL

COUNTY OF Lake

Edward Cucci, being duly sworn on oath, states that he resides at 703 Putwick Ln, Wheeling <sup>IL 60090</sup>. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;

- OR -

The conveyance falls in one (1) of the following exemptions as shown by Amended Act which became effective July 17, 1959.

2. The division or subdivision of the land into parcels or tracts of five (5) acres or more in size which does not involve any streets or easements of access.
3. The division of lots or blocks of less than one (1) acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does involve any new streets or easement of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcel or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easement of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

IN WITNESS WHEREOF, the undersigned have executed this document on the date (s) set forth below.

Edward Cucci

STATE OF IL

COUNTY OF Cook

Subscribed and sworn to before me this 28 of May, 2021

Notary Public

