

UNOFFICIAL COPY

WARRANTY DEED (ILLINOIS)

Doc#: 2126616173 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/23/2021 03:57 PM Pg: 1 of 3

Dec ID 20210801654677
ST/CO Stamp 0-973-758-608 ST Tax \$268.00 CO Tax \$134.00

BW21058642 LH 1 of 1

THE GRANTOR Beth J. Drost, as Sole Manager of Ephraim Enterprises LLC, an Illinois limited liability company, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), in hand paid, and pursuant to the power and authority vested in the Grantor as trustee, convey to Raffaella Iacoviello, a widow person, Vito Iacoviello a Single person, Caterina Defrancesco a Single person, Joe Iacoviello a Married person, and Anna Rosa Daniel a Single person, of 9000 Oleander Avenue, Morton Grove, IL 60053, as Joint Tenants, the following described real estate commonly known as:

Permanent Index Number(s): 08-12-102-063-1086

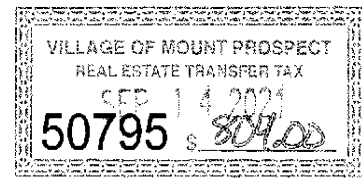
Property Address: 5 West Central Road, Unit 101, Mount Prospect, IL 60056

LEGAL DESCRIPTION ATTACHED

This deed is executed by the party of the first part, as Manager, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed and the provisions of said Limited liability company above mentioned, and of every other power and authority thereunto enabling, **SUBJECT TO:** Covenants, conditions and restrictions of record, utility easements and, general taxes for the year 2020 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

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

Dated this 26 day of August, 2021.



(signature page follows)

REAL ESTATE TRANSFER TAX

23-Sep-2021



COUNTY:	134.00
ILLINOIS:	268.00
TOTAL:	402.00

08-12-102-063-1086

| 20210801654677 | 0-973-758-608

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Ephraim Enterprises LLC, an Illinois limited liability company

By: Beth J. Drost

Name: Beth J. Drost

Title: Sole Manager

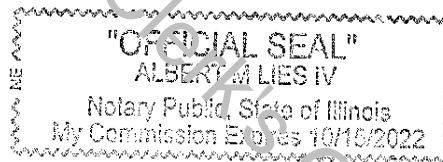
STATE OF IL)
) SS,
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Beth J. Drost, as Sole Manager of Ephraim Enterprises LLC, an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered in the instrument as his/her 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 26 day of August, 2021.

Albert M. Lies IV
Notary Public

THIS INSTRUMENT PREPARED BY
Drost Kivlahan McMahon & O'Connor LLC
11 South Dunton Ave
Arlington Heights, IL 60005



MAIL TO:
Joseph M. Del Preto, Attorney at Law
801 North Cass Avenue, Suite 201
Westmont, IL 60559

SEND SUBSEQUENT TAX BILLS TO:
Raffaella Iacoviello, Vito Iacoviello, Caterina
Defrancesco, Joe Iacoviello, and Anna Rosa
Daniel
5 West Central Road, Unit 101
Mount Prospect, IL 60056

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Exhibit A

PARCEL 1:

UNIT 2-101 IN THE RESIDENCES AT VILLAGE CENTRE, A CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: PART OF LOT 1 IN PROSPECT PLACE, A SUBDIVISION IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010278724, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NUMBERS P2-52 AND P2-39 AND STORAGE SPACE NUMBERS S2-52 AND S2-39, AS LIMITED COMMON ELEMENTS, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO AND RECORDED A. DOCUMENT NUMBER 0010278724.

PIN: 08-12-102-063-1086

For Informational Purposes only: 5 West Central Road, Unit 101, Mount Prospect, IL 60056

Property of Cook County Clerk's Office