

PTC21-16565 1/2

Doc#: 2131349024 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 11/09/2021 09:36 AM Pg: 1 of 3

Dec ID 20211001618517  
ST/CO Stamp 0-695-981-200 ST Tax \$116.00 CO Tax \$58.00

PRECISION TITLE

WARRANTY DEED  
ARIZONA STATUTORY

THE GRANTOR

Nancy Alice Schachtschneider  
2434 Brandenberry Court Unit 1D  
Arlington Heights, IL 60004

(The Above Space for Recorder's Use Only)

THE GRANTOR Nancy Alice Schachtschneider, married to James Schachtschneider, of 2434 Brandenberry Court Unit 1D, Arlington Heights, IL 60004 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to John J. Hendler, a single man, of 9074 West Terrace Drive, Niles, IL 60714, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 03-21-402-014-1052

Property Address: 2434 Brandenberry Court Unit 1D, Arlington Heights, IL 60004

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

SUBJECT TO: covenants, conditions and restrictions of record 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 and payable at the time of Closing.

Dated this 20 day of October, 2021.

Nancy Alice Schachtschneider  
Nancy Alice Schachtschneider

James Schachtschneider  
James Schachtschneider

REAL ESTATE TRANSFER TAX		29-Oct-2021
COUNTY:		58.00
ILLINOIS:		116.00
TOTAL:		174.00

03-21-402-014-1052 | 20211001618517 | 0-695-981-200

\*Spouse signed to waive homestead rights

# UNOFFICIAL COPY

STATE OF ARIZONA )  
COUNTY OF *Mavicopa* ) SS,  
 )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Nancy Alicé Schächtschneider and James Schächtschneider 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 she signed, sealed and delivered in the instrument as 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 20 day of October, 2021.

*Bryon Waggoner*  
\_\_\_\_\_  
Notary Public



THIS INSTRUMENT PREPARED BY  
Brian Iversen  
Iversen Law  
119 S. Emerson Street, #262  
Mt. Prospect, IL 60056

MAIL TO:

Daniel R. Sanders  
832 North Sanborn Drive  
Palatine, IL 60074

SEND SUBSEQUENT TAX BILLS TO:

John J. Hendler  
2434 Brandenberry Court Unit 1D  
Arlington Heights, IL 60004

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

### EXHIBIT "A"

File No.: PTC21-16565

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

UNIT 3-1D IN BRANDENBERRY PARK EAST CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE LOT 1 IN UNIT NUMBER 1, LOT 2 IN UNIT NUMBER 2, LOT 3 IN UNIT NUMBER 3 AND LOT 4 IN UNIT NUMBER 4 OF BRANDENBERRY PARK EAST BY ZALE, BEING A SUBDIVISION IN THE SOUTH EAST 1/4 OF SECTION 21, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 20, 1979 AS DOCUMENT NUMBER 25108489 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Commonly known as 2424 E. Brandenberry Court, Unit 1D, Arlington Heights, IL 60004  
Parcel ID(s): 03-21-402-014-1052,