

# UNOFFICIAL COPY

Doc#: 2134149026 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/07/2021 09:48 AM Pg: 1 of 3

Dec ID 20211001616393  
ST/CO Stamp 1-733-059-216 ST Tax \$97.00 CO Tax \$48.50

## WARRANTY DEED ILLINOIS STATUTORY

### THE GRANTOR (NAME AND ADDRESS)

Roman Rubacha  
4606 River Rd.  
Unit C2  
Schiller Park, IL 60146

(The Above Space for Recorder's Use Only)

THE GRANTOR Roman Rubacha, unmarried, 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 Ihor Boyko, \_\_\_\_\_ 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): 12-15-116-051-1012

Property Address: 4606 River Rd., Unit C2, Schiller Park, IL 60146

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.

Old Republic National Title  
Insurance Company  
2801 Southwest Highway  
Oak Lawn, IL 60453

REAL ESTATE TRANSFER TAX		02-Dec-2021
	COUNTY:	48.50
	ILLINOIS:	97.00
	TOTAL:	145.50
12-15-116-051-1012		20211001616393   1-733-059-216

21142461 1/2

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Dated this 22 day of October, 2021.

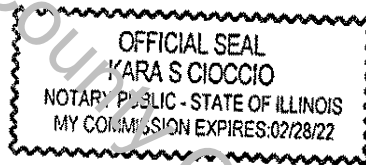
Roman Rubacha  
Roman Rubacha

STATE OF ILLINOIS            )  
  ) SS,  
COUNTY OF COOK            )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Roman Rubacha 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 signed, sealed and delivered in the instrument as 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 22 day of October, 2021.

Kara S. Cioccio  
Notary Public



THIS INSTRUMENT PREPARED BY  
Law Office of Arturo P. Gonzalez  
920 Davis Road, Suite 305  
Elgin, IL 60123

MAIL TO:

S. Aaron Tenenbaum  
2222 Chestnut Ave.,  
Suite 201  
Glenview, IL 60026

SEND SUBSEQUENT TAX BILLS TO:

Ihor Boyko  
4606 River Rd.  
Unit C2  
Schiller Park, IL 60146

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## LEGAL DESCRIPTION

PARCEL 1: UNIT C2, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 4606 NORTH RIVER ROAD CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED ON SEPTEMBER 26, 2000, AS DOCUMENT NUMBER 00750458 IN THE NORTH SECTION OF ROBINSON'S RESERVATION, IN TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHTS TO THE PARKING SPACE P-5, A LIMITED COMMON ELEMENT "(LCE)", AS DELINEATED ON THE PLAT OF SURVEY AND THE RIGHTS AND EASEMENT FOR THE BENEFIT OF UNIT C2 AS SET FORTH IN THE DECLARATION; THE GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENT AS SET FORTH IN SAID DECLARATION FOR THE REMAINING LAND DESCRIBED THEREIN, IN COOK COUNTY, ILLINOIS.

Address commonly known as:

4606 River Rd Unit C2  
Schiller Park, IL 60146

PIN#: 12-15-116-051-1012

Property of Cook County Clerk's Office