

# UNOFFICIAL COPY

1 of 3  
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This Document Prepared By:

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Karen A. Yarbrough  
Cook County Clerk  
Date: 03/22/2022 01:54 PM Pg: 1 of 3

PHILLIP GROSSMAN  
*Attorney at Law*  
Law Offices of Phillip Grossman  
913 Fountain View Drive  
Deerfield, IL 60015  
847-673-4555

Dec ID 20220201631820  
ST/CO Stamp 0-111-496-592 ST Tax \$697.50 CO Tax \$348.75

**After Recording, Mail to:**

Waldemar Wyszynski, Attorney  
Wyszynski & Webb PC  
2860 S. River Rd., Suite 229  
Des Plaines, IL 60018

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SPACE ABOVE THIS LINE FOR RECORDER'S USE

## WARRANTY DEED

The Grantor,

GARY E. PETERSON a/k/a GARY PETERSON,

Whose mailing address is 611 South Vail Avenue, Arlington Heights, IL 60005;

FOR GOOD AND VALUABLE CONSIDERATION, in hand paid, convey and warrant to:

JPII 637 W PICKWICK CT LLC, an Illinois limited liability company, GRANTEE,

Whose mailing address is 702 W. Golf Road, Mount Prospect, Illinois 60056

And to Grantee's successors and assigns, all of the following described real estate situated in the County of Cook, State of Illinois, to wit:

Legal Description set forth on Exhibit "A" attached hereto.

Permanent Index Number: 08-14-401-057-0000

Property Address: 637 W. Pickwick Court, Mount Prospect, Illinois 60656  
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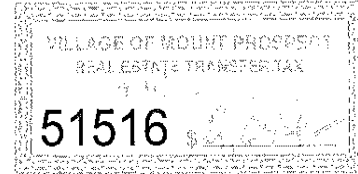
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; however, SUBJECT TO any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record; to have and to hold said premises forever.

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Dated: March 16, 2022

*Gary Peterson*  
GARY E. PETERSON a/k/a GARY PETERSON

STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF LAKE )



The foregoing instrument was acknowledged before me on March 16, 2022, by Gary E. Peterson a/k/a Gary Peterson

*Stephanie Farag*  
NOTARY PUBLIC

My commission expires: 9/19/25



**Send Tax bills To:**

JPII 637 W PICKWICK CT LLC  
702 W. Golf Road  
Mount Prospect, IL 60056

Property of Cook County Clerk's Office

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## EXHIBIT "A"

### LEGAL DESCRIPTION

#### PARCEL 1:

THE WEST 56.60 FEET, AS MEASURED AT RIGHT ANGLES TO THE WEST LINE THEREOF, OF THAT PART OF THE SOUTH 142.59 FEET OF THE NORTH 285.18 FEET, AS MEASURED ON THE EAST AND WEST LINES THEREOF, OF THE WEST 550.00 FEET, AS MEASURED ON THE NORTH AND SOUTH LINE THEREOF, OF LOT 1 IN LINNEMAN'S DIVISION IN THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING EAST OF A LINE DRAWN AT RIGHT ANGLES TO THE SOUTH LINE OF THE NORTH 285.18 FEET FROM A POINT ON THE AFORESAID SOUTH LINE 292.27 FEET WEST OF THE SOUTHEAST CORNER THEREOF, IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 CONTAINED IN DOCUMENT 21473473 AND AS CREATED IN DEED FROM JULIUS COHEN AND PEARL COHEN TO PASQUALE OTTOLINO AND MINNIE OTTOLINO DATED JUNE 17, 1972 AND RECORDED AUGUST 1, 1972 AS DOCUMENT 21998323

PIN: 08-14-401-057-0000

PROPERTY ADDRESS: 637 W. PICKWICK COURT, MOUNT PROSPECT, IL

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Clerk's Office