

764418

WARRANTY DEED

PREPARED BY:

MAGES & PRICE, LLC
1110 W. Lake Cook Rd, Suite 385
Buffalo Grove, IL 60089

RETURN TO:

Gary Mages
1110 W. Lake Cook #385
Buffalo Grove, IL 60089

NAME & ADDRESS OF TAXPAYER:

Jesus Cordova & Kayla Eischen
1288 N Whitewater
Palatine, IL 60074

The GRANTOR(S), Gregorio Cordova and Ma Socorro Cordova, husband and wife, of the Village of Palatine, County of Cook, State of Illinois, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid conveys and warrants unto Jesus Cordova and Kayla Eischen, as joint tenants with rights of survivorship, of 1288 N. White Water Lane, Palatine, IL 60074, all interests in the following described Real Estate situated in the County of Cook, State of Illinois, to-wit:

PARCEL ONE:

UNIT NO. 1-12, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE GROVES OF HIDDEN CREEK CONDOMINIUM I, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 22827823, AS AMENDED FROM TIME TO TIME, IN THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL TWO:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL ONE AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NO. 22827822 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois TO HAVE AND TO HOLD in fee simple interest forever.

SUBJECT TO: General taxes not yet due and payable at the time of Closing; covenants, conditions and restrictions of record; building lines and easements; if any, provided they do not interfere with the use and enjoyment of the Real Estate.



Doc# 2210213086 Fee \$88.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH
COOK COUNTY CLERK
DATE: 04/12/2022 01:33 PM PG: 1 OF 4

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Permanent Index Number(s): 02-01-400-017-1017

Property Address: 1288 N. Whitewater Lane, Palatine, IL 60074

Dated this 4 day of APRIL, 2022.

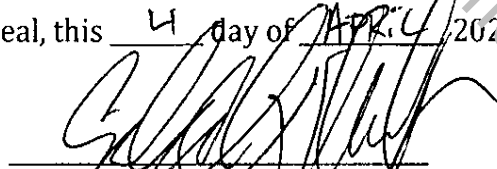

Gregorio Cordova

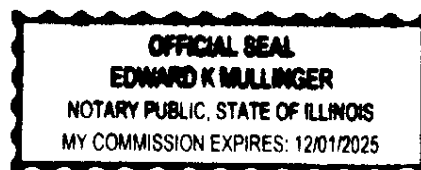

Ma Socorro Cordova

STATE OF IL)
) SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY THAT Gregorio Cordova and Ma Socorro Cordova personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth,

Given under my hand and official seal, this 4 day of APRIL, 2022.


Notary Public



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File No: 764418

EXHIBIT "A"

PARCEL ONE:

UNIT NO. 1-12, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE GROVES OF HIDDEN CREEK CONDOMINIUM I, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 22827823, AS AMENDED FROM TIME TO TIME IN THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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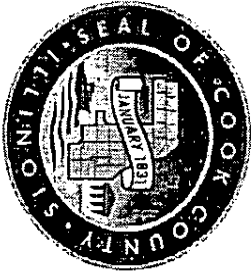
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REAL ESTATE TRANSFER TAX

08-Apr-2022



| | |
|------------------|--------|
| COUNTY: | 70.00 |
| ILLINOIS: | 140.00 |
| TOTAL: | 210.00 |

02-01-400-017-1017

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1-836-508-048

Property of Cook County Clerk's Office