

UNOFFICIAL COPY

SPECIAL WARRANTY DEED
TENANCY BY THE ENTIRETY

BT 2210022-01372 (181)



Doc# 2225142005 Fee \$93.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/08/2022 10:05 AM PG: 1 OF 3

MAIL TO:

After Recording Return To:

Burnet Title - Post Closing
1301 W. 22nd Street Suite 510
Oak Brook, IL 60523

NAME & ADDRESS OF TAXPAYER:

Jan Jacher and Anna Jacher
2529 Walters Avenue
Northbrook, IL 60062

THE GRANTOR, WINEK & VANDALAY INDUSTRIES, LLC, a Limited Liability Company* created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, of the Village of Northbrook, County of Cook and State of Illinois, for the consideration of Ten and No/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to JAN JACHER and ANNA JACHER, 844 Meadow Road, Northbrook, Illinois, husband and wife, as TENANTS BY THE ENTIRETY, and not as Joint Tenants or as Tenants in Common, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

THE NORTH 220.0 FEET OF THAT PART OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 9 TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE WEST LINE OF THE EAST 10 ACRES OF SAID NORTH 1/2 OF THE SOUTH 1/2 OF SAID SOUTHWEST 1/4 DESCRIBED AS FOLLOWS; BEGINNING AT A POINT IN THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SAID SOUTHWEST 1/4 263.74 FEET EAST OF THE SOUTHWEST CORNER THEREOF, THENCE EAST ALONG SAID LINE 65.93 FEET THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 TO A LINE 30 FEET SOUTH OF AND PARALLEL WITH NORTH LINE OF SAID SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 THENCE WEST ALONG SAID PARALLEL LINE 65.93 FEET THENCE SOUTH PARALLEL WITH WEST LINE OF SOUTHEAST 1/4 OF SOUTHWEST 1/4 TO THE PLACE BEGINNING IN COOK COUNTY, ILLINOIS.

P.I.N.: 04-09-303-029-0000

Subject to: General real estate taxes not due and payable, covenants, conditions and restrictions of record, building lines and easements, if any,

To have and to hold said premises as Tenants By The Entirety, and not as Joint Tenants or as Tenants in Common.

S
P
S
SC
INT JP

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DATED this 11th day of August, 2022.

Winer & Vandalay Industries, LLC

By: Richard E. Winer MANAGER (SEAL)

Richard E. Winer, Manager

State of Illinois, County of Lake. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Richard E. Winer,





known to me to be the same person whose name is subscribed above, appeared before me in person and acknowledged signing and delivering the instrument as his free and voluntary act and deed as Manager of Winer & Vandalay Industries, LLC, for the uses and purposes therein set forth.

Given under my hand and official seal this 11th day of August, 2022.

Michael Samuels
Notary Public

This instrument was prepared by Michael Samuels, 420 Lake Cook Road, #102, Deerfield, Illinois 60015.

* Address of Property:
2529 Walters Avenue
Northbrook, IL 60062

REAL ESTATE TRANSFER TAX		31-Aug-2022
	COUNTY:	185.00
	ILLINOIS:	370.00
	TOTAL:	555.00
04-09-303-029-0000	20220801604363	1-331-554-896

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Plat Act Affidavit

STATE OF ILLINOIS)
COUNTY OF Lake)

DOCUMENT NUMBER _____

I, Richard E. Winer, being duly sworn on oath, state that I reside at 1026 Voltz Rd., Northbrook, IL 60062, and that the attached deed is not in violation of the Plat Act, Ch. 765 ILCS 205/1.1(b), as the provisions of this Act do not apply and no plat is required due to the following allowed exception (Circle the number applicable to the attached deed):

1. The division of subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access;
2. The division of lots and blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access;
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land;
4. The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access;
5. The conveyance of land owned by railroad or other public utility which does not involve any new streets or easements of access;
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
7. Conveyance made to correct descriptions in prior conveyances.
8. The sale or exchange of parcels or tracts of land following the division into no more than 2 parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.
9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by an Illinois Registered Land surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973 and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.
10. The conveyance of land does not involve any land division and is described in the same manner as title was taken by grantor(s).

AFFIANT further states that this Affidavit is made for the purpose of inducing the Recorder of Cook County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the land described therein.

Richard E. Winer MANAGER
Signature

Subscribed and sworn to before me the 11th
day of AUGUST, 2022.

Richard Samuels
Notary Public

