

22 - 65350

WARRANTY DEED

UNOFFICIAL COPY

The Grantors **HENRY ZARO**, a divorced man and not since remarried & **HENRYKA ZERO**, married To **STANISLAW ZERO***, for the consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, CONVEYS and WARRANTS to;

Doc#: 2227645118 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 10/03/2022 11:39 AM Pg: 1 of 2

Dec ID 20220901628918

ST/CO Stamp 1-729-113-680 ST Tax \$184.00 CO Tax \$92.00

John Tribuzio a Single Man, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT 2D IN ROYAL DUNTON CONDOMINIUM, AS DESCRIBED IN SURVEY DELINEATED ON AND ATTACHED TO A PART OF A DECLARATION OF CONDOMINIUM OWNERSHIP REGISTERED ON THE 12TH DAY OF OCTOBER, 1971 AS DOCUMENT 2586499

PARCEL 1: LOTS 2 AND 3 IN SIGWALT'S SUBDIVISION OF THE NORTH 1/2 OF THE WEST 15 ACRES OF THE NORTH 30 ACRES OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2: THE SOUTH 2 CHAINS OF THE NORTH 4.25 CHAINS OF THE EAST 2.50 CHAINS OF THE WEST 10 CHAINS OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION MADE BY LASALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, NOT PERSONALLY, BUT AS TRUSTEE UNDER TRUST NUMBER 39135 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT 21663600, AND REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS AS DOCUMENT LR 2586499, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEYS), IN COOK COUNTY, ILLINOIS

PARCEL 3; TOGETHER WITH AN EXCLUSIVE EASEMENT FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-46 AS DEFINED AND DELINEATED IN SAID DECLARATION AND SURVEY, IN COOK COUNTY, ILLINOIS

Property Address: 110 S. Dunton Ave., Unit 2D, Arlington Heights, IL 60005

Parcel ID Number: 03-32-101-042-1004

SUBJECT TO: General real estate taxes not due and payable at the time of Closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

And the said Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes providing for the exemption of homesteads from sale on execution or otherwise.

***NOT HOMESTEAD AS TO GRANTORS SPOUSE**

UNOFFICIAL COPY

DATED this 26 day of August, 2022

[Signature]
Henry Zaro

[Signature]
Henryka Zero

State of IL

County of Cook

The undersigned, a notary public in and for the above county and state, certifies that **HENRY ZARO & HENRYKA ZARO**, known to me to be the same person whose name is subscribed as Grantor to the foregoing instrument, appeared before me in person and acknowledged signing and delivering the instrument as the free and voluntary act of the Grantor, for the uses and purposes set forth therein.

Given under my hand and official seal, this 26 day of August, 2022

[Signature]
NOTARY PUBLIC



Property of Cook County Clerk's Office

DEED PREPARED BY:
Alfred S. Dynia
710 W. Higgins Rd., Suite 103
Park Ridge, IL 60068

Grantee
Name &
Address
MAIL DEED TO:
John Tribuzio
110 S. Dunton Ave. #2D
Arlington Heights, IL
60005

SEND TAX BILL TO:
John Tribuzio
110 S. Dunton Ave. #2D
Arlington Heights, IL
60005