

UNOFFICIAL COPY

23 CST 280381 V4

WARRANTY DEED
Statutory (Illinois)
Sub Tenancy

1/2

Doc#: 2307445212 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/15/2023 02:19 PM Pg: 1 of 2

Dec ID 20230301665395
ST/CO Stamp 1-308-877-008 ST Tax \$175.00 CO Tax \$87.50

THE GRANTORS, IVAYLO FILIPOV and DIMITRINKA HRISTOVA, husband and wife, of the Village of Rosemont, County of Cook and State of Illinois, for the consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid, CONVEY AND WARRANT TO NICOLE MEREDITH DUBICKI, of 1131 Good Avenue, Park Ridge, Illinois, as ~~tenants by the entirety~~, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO.

Subject to: Real Estate taxes for the year 2022 and subsequent years and covenants, conditions and restrictions of record.

Real Estate Tax Number: 12-04-204-046-1021 ³

Address of Real Estate: 9620 West Higgins Road, Unit G, Rosemont, IL 60018

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 said premises forever.

DATED this 7th day of March, 2023

X [Signature] (SEAL)
Ivaylo Filipov

[Signature] (SEAL)
Dimitrinka Hristova

STATE OF ILLINOIS)
COUNTY OF LAKE) SS

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that IVAYLO FILIPOV and DIMITRINKA HRISTOVA, husband and wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in persons, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

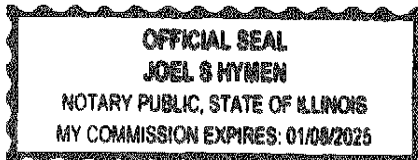
Given under my hand and official seal this 7th day of March, 2023

[Signature]
Notary Public

This instrument was prepared by
Joel S. Hymen, Esq., Hymen & Blair, P.C., 1411 McHenry Road, Suite 125, Buffalo Grove, IL 60089
SEND SUBSEQUENT TAX BILL TO:

MAIL TO:

Nicole Meredith Dubicki
9620 W Higgins Rd Unit 3G
Rosemont, IL 60018



Nicole Meredith Dubicki
9620 W Higgins Rd
Unit 3G
Rosemont, IL
60018

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LEGAL DESCRIPTION

Order No.: 23CST280381VH

For APN/Parcel ID(s): 12-04-204-046-1021

UNIT 3-G TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN EXECUTIVE ESTATES NUMBER "E" CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 19203176, IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office