

# UNOFFICIAL COPY

Doc#. 2307606008 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/17/2023 09:09 AM Pg: 1 of 2

WARRANTY DEED  
ILLINOIS STATUTORY

Dec ID 20230301671457  
ST/CO Stamp 1-668-272-336 ST Tax \$120.00 CO Tax \$60.00

TRULY  
TITLE

22011658-20

1 of 2

THE GRANTOR(S) **Dennis M. Celaya, Jr.**, a single person, of 15 Pkwy N. Blvd., #456, Village of Deerfield, County of Lake, State of Illinois, for and in consideration of Ten & 00/100---- (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to **Andrew Keres and Vickie Keres, husband and wife**, of Arlington Heights, County of Cook, and State of Illinois, not in Joint Tenancy nor as Tenants in Common, but as **TENENTS IN THE ENTIRETY**, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: UNIT NUMBER 101 IN SAN TROPAL CONDOMINIUMS BUILDING TWO, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THAT PART OF "THE SOUTH 780 FEET, AS MEASURED AT RIGHT ANGLES TO THE SOUTH LINE THEREOF, OF THE NORTH WEST QUARTER OF THE NORTH EAST QUARTER OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, DECRIBED AS FOLLOWS: COMMENCING AT THE SOUTH WEST CORNER OF SAID NORTH WEST QUARTER OF THE NORTH EAST QUARTER; THENCE EAST ALONG THE SOUTH LINE OF SAID NORTH WEST QUARTER OF THE NORTH EAST QUARTER, 757.17 FEET (THE SOUTH LINE OF SAID NORTH WEST QUARTER OF THE NORTH EAST QUARTER BEING ASSSUMED AS RUNNING DUE EAST AND WEST FOR THIS LEGAL DESCRIPTION); THENCE NORTH 134 FEET TO A POINT FOR A POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE SOUTH 77 FEET; THENCE WEST 88 FEET; THENCE SOUTH 13.4 FEET; THENCE WEST 217.17 FEET; TEHNCE NROTH 77 FEET; THENCE EAST 123 FEET; THENCE NORTH 71.40 FEET; THENCE EAST 59.17 FEET; THENCE SOUTH 58 FEET; THENCE EAST 123 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DCOUMENT NUMBER 24917327 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS DEFINED AND SET FORTH IN MASTER DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS FOR SAN TROPAL PLANNED RESIDENTIAL DEVELOPMENT MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 1067400 DATED MARCH 31, 1976 AND RECORDED APRIL 12, 1976 AS DOCUMENT NUMER 23448134, AND CREATED BY DEED FROM MIDWEST BANK AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 19, 1978 AND KNOWN AS TRUST NUMBER 78-09-2714 TO ROBERT A. CYGAN RECORDED OCTOBER 10, 1979 AS DOCUMENT NUMBER 25184503, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record, and general real estate taxes for 2022 and subsequent years.

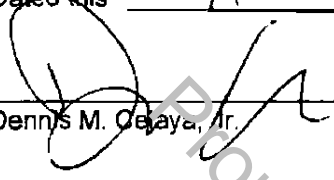
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Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 02-12-200-092-1001

Address(es) of Real Estate: 1275 E. Baldwin Lane, Unit 101, Palatine, IL 60074

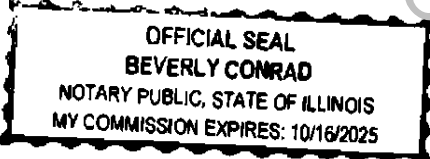
Dated this 14<sup>th</sup> day of March, 20 23

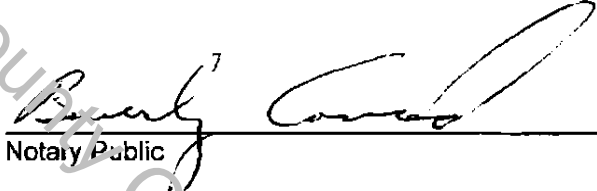
  
Dennis M. Celaya, Jr.

STATE OF ILLINOIS, COUNTY OF COOK, SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Dennis M. Celaya, Jr., personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, 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 14<sup>th</sup> day of March, 20 23



  
Notary Public

Prepared by:  
Michael Conrad  
1020 N. Milwaukee Ave., Ste. 331  
Deerfield, IL 60015

~~Mail to: Ms. Penelope D. Antonopoulos 5540 N. Cumberland Ave., #1100, Chicago, IL 60630~~

Name and Address of Taxpayer: Mr. and Mrs. Keres 1275 E. Baldwin Lane, #101, Palatine, IL 60074