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FIRST AMERICAN TITLE
FILE # AF1035380

Doc#. 2317806016 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/27/2023 09:22 AM Pg: 1 of 3

WARRANTY DEED

Dec ID 20230601649520
ST/CO Stamp 0-336-393-936 ST Tax \$363.00 CO Tax \$181.50

Prepared By:
Attorney Thomas J. Moran
5300 West Devon Ave.
Chicago, IL 60646

The Grantors, JULIO C. TORRES & ROSA M. TORRES, Husband and Wife, of the Village of Schaumburg, County of Cook and State of Illinois for and in consideration of the sum of TEN and 00/100 Dollars and other good and valuable considerations, receipt whereof is hereby acknowledged, CONVEY and WARRANT to

RUSLAN VITKOVSKIY & KATERYNA VITKOVSKIY
HUSBAND AND WIFE AS TENANTS BY THE ENTIRETY

107 Thistle Court, Unit C-107
Schaumburg, IL 60194

the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF.

P.I.N. # 07-19-218-015-1399

Property Address: 107 Thistle Court, Unit C-107, Schaumburg, IL 60194.

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 AS TENANTS BY THE ENTIRETY forever.

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Dated this 20 day of JUNE 2023.



JULIO C. TORRES

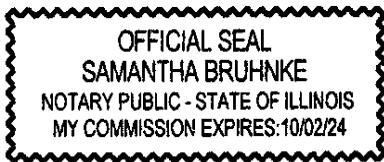


ROSA M. TORRES

State of Illinois, County of Cook, ss.

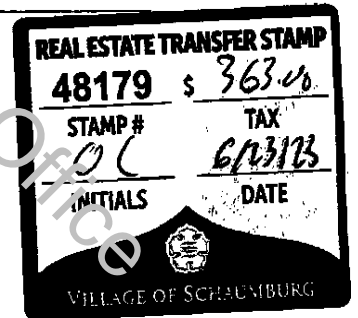
I, the undersigned, a Notary Public in and for said County in the State aforesaid DO HEREBY CERTIFY that JULIO C. TORRES & ROSA M. TORRES, Husband and Wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that THEY signed, sealed and delivered said deed as THEIR free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 20 day of JUNE, 2023.





NOTARY PUBLIC



AFTER RECORDING,
MAIL THIS DEED to:

Mail tax bills to:

Ruslan Vitkovskiy
107 Thistle Court
Unit C - 107
Schaumburg, IL 60194

Ruslan Vitkovskiy
107 Thistle Court
Unit C - 107
Schaumburg, IL 60194

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Exhibit A Legal Description

Permanent Real Estate Index Number(s): 07-19-218-015-1399

Address(es) of Real Estate: 107 Thistle Court 35-C-107
Schaumburg, Illinois 60194

UNIT 35-C-107 IN TOWNE PLACE CONDOMINIUM, SCHAUMBURG, ILLINOIS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

A PORTION OF FRACTIONAL SECTION 19, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON AUGUST 2, 1988, AS DOCUMENT NO. 88-346,044, AS AMENDED FROM TIME TO TIME, TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH THE AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

