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Karen A. Yarbrough
Cook County Clerk
Date: 10/04/2023 11:29 AM Pg: 1 of 3

Dec ID 20230901625857
ST/CO Stamp 0-177-824-720 ST Tax \$166.00 CO Tax \$83.00

WARRANTY DEED

AFTER RECORDING MAIL TO:

Andrew Pearson
Attorney at Law
411 E. Business Center Drive
Suite 108
Mr. Prospect, IL 60056

MAIL REAL ESTATE TAX BILL TO:

Anna Nguyen
882 Bristol Dr.
Barrington, IL 60010

(Reserved for Recorders Use Only)

THE GRANTOR: Patricia M. Scherer, a single person, of **882 Bristol Dr., Barrington, IL 60010**, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to **Anna Nguyen**, _____
SINGLE WOMAN of PAVATINE, IL
_____, to have and to hold, the following described Real Estate, situated in the County of **Cook**, in the State of Illinois, to wit:

Commonly known as: 882 Bristol Dr., Barrington, IL 60010
PIN: 01-01-219-003-1038

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

SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the real estate; and general real estate taxes not due and payable at the time of closing.

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Exhibit A

PARCEL 1: UNIT NUMBER 882 IN THE LOCHSHIRE OF BARRINGTON CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 42 (EXCEPT THE EAST 160 FEET THEREOF AS MEASURED AT RIGHT ANGLES) IN PICKWICK PLACE, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT FROM SAID LOT 42 THAT PORTION DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE EAST 160.00 FEET, AS MEASURED AT RIGHT ANGLES, OF SAID LOT 42; THENCE ON AN ASSUMED BEARING OF SOUTH 87 DEGREES 16 MINUTES 29 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 42, A DISTANCE OF 17.35 FEET; THENCE NORTH 57 DEGREES 32 MINUTES 52 SECONDS EAST, 20.60 FEET TO THE WEST LINE OF THE EAST 160 FEET, AS MEASURED AT RIGHT ANGLES, OF SAID LOT 42; THENCE SOUTH 0 DEGREES 19 MINUTES 07 SECONDS WEST ALONG THE WEST LINE OF THE EAST 160.00 FEET, AS MEASURED AT RIGHT ANGLES, OF SAID LOT 42, A DISTANCE OF 10.23 FEET TO THE POINT OF BEGINNING) IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0525718095; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF OUTDOOR PARKING SPACE P-32 AND BALCONY AS TO UNIT 882, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "C" TO THE AFORESAID DECLARATION, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.