



\*2401934001D\*

Doc# 2401934001 Fee \$88.00



RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/19/2024 09:19 AM PG: 1 OF 2

ABOVE SPACE FOR RECORDER'S USE ONLY

Elevation Title EL 7300164

WARRANTY DEED

THE GRANTOR(S), Aaron T. Wyatt, <sup>AS SINGLE MAN</sup> of the City of Palatine, County of Cook, State of IL, for and in consideration of ten dollar (\$10.00), and other good and valuable consideration, in hand paid, convey(s) and WARRANT to Anton Yuzvik and Iryna Yuzvik of 150 N. East River Road, Des Plaines, IL 60016 of the County of Cook, in the following form of ownership:

- Individually
  - Tenants in common;
  - Not as Tenants in Common, but as Joint Tenants;
  - Tenants by the entirety.
- \* Yuzvyk IY

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

PARCEL 1:

THE EAST 31.392 FEET OF LOT 1 (AS MEASURED ALONG THE NORTHLINE THEREOF) IN GOLFVIEW COMMONS, A SUBDIVISION IN PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION OF EASEMENTS MADE BY GOLFVIEW COMMONS, LTD. AN ILLINOIS CORPORATION DATED JULY 1, 1977 AND RECORDED OCTOBER 7, 1977 AS DOCUMENT NUMBER 24139657, AND AS CREATED BY THE MORTGAGE DATED NOVEMBER 29, 1977 AND RECORDED DECEMBER 20, 1977 AS DOCUMENT NUMBER 24254040 MADE BY GOLFVIEW COMMONS, LTD. A CORPORATION OF ILLINOIS, TO IRVING FEDERAL SAVINGS AND LOAN ASSOCIATION, A CORPORATION OF THE UNITED STATES OF AMERICA FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS

**SUBJECT TO:** General real estate taxes for the 2nd installment of 20 23 and subsequent years; 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 property.

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): 02-10-405-026-0000  
Address of Real Estate: 202 W. Golfview Terrace, Palatine, IL 60067

# UNOFFICIAL COPY

Dated this 10 day of January, 2024

[Signature]  
Aaron T. Wyatt

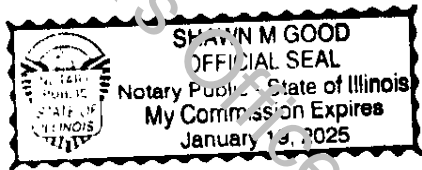
STATE OF Illinois  
COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Aaron T. Wyatt, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/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 Notarial Seal this 10 day of January, 2024.



[Signature]  
Notary Public

This Instrument was prepared by:  
Shawn Good  
800 E. Northwest Highway, Suite 814  
Palatine IL 60071



Future Tax Bills to  
Anton Yuzvik + Iryna Yuzvyk  
202 W. Golfview Terrace  
Palatine, IL 60067

After recording return document to:  
Anton Yuzvik + Iryna Yuzvyk  
202 W. Golfview Terrace  
Palatine, IL 60067

REAL ESTATE TRANSFER TAX		19-Jan-2024
	COUNTY:	145.00
	ILLINOIS:	290.00
	TOTAL:	435.00

02-10-405-026-0000 | 20240101611918 | 1-954-780-208