

UNOFFICIAL COPY



2412708008

Doc# 2412708008 Fee \$88.00

ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

DATE: 5/6/2024 9:37 AM

PAGE: 1 OF 3

**Warranty Deed
Statutory (Illinois)
(Individual to Individual)**

The Grantor, **Alicja Janina Ziecina,**
an unmarried person

of the County of Cook, State of Illinois, for and in consideration of Ten and no/100's Dollars and other good and valuable consideration, in hand paid, **CONVEYS AND WARRANTS** to:

The Above Space for Recorder's Use Only

Karen T. McQueen
461 N. Jonathan Drive, Unit 205
Palatine, IL 60074

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

-SEE ATTACHED LEGAL DESCRIPTION-

Subject to: General real estate taxes not yet due or payable; 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.

REAL ESTATE TRANSFER TAX

06-May-2024



COUNTY: 88.00
ILLINOIS: 176.00
TOTAL: 264.00

02-13-202-005-1095

| 20240401674409 | 1-127-225-648

File No.: REG0104505
Regency Title Services, Inc.
290 S. County Farm Road, Suite M
Wheaton, IL 60187

1022 Reg. 004050

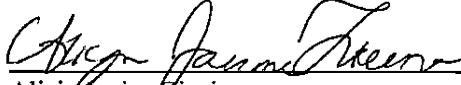
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waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 02-13-202-005-1095

Address of Real Estate: 461 N. Jonathan Drive, Unit 205, Palatine, Illinois 60074

DATED this 19 day of April, 2024.

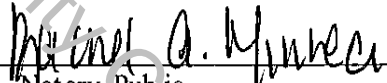

Alicja Janina Ziecina

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 Alicja Janina Ziecina, an unmarried person is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that the said instrument was signed, sealed, and delivered as a free and voluntary act, for the uses and purposes set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 19 day of April, 2024.



Commission Expires


Notary Public

This instrument was prepared by Robert C. Lake, Attorney at Law, 290 South County Farm Road, Suite M, Wheaton, IL 60187

After recording mail to: ~~Daniel Palmer, 2500 W. Higgins Road, Suite 420, Hoffman Estates, IL 60169~~

Karen McQueen, 461 N. Jonathan Dr., Unit 205, Palatine, IL

Send subsequent tax bills to: Karen T. McQueen, 461 N. Jonathan Drive, Unit 205, Palatine, Illinois 60074

60074

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LEGAL DESCRIPTION

Unit 461-205 in that part of Lot 9 in George Kirchoff Estate Subdivision in Fractional Section 13, Township 42 North, Range 10, East of the Third Principal Meridian, lying North of and adjoining Lake Louise Unit 1, being a Subdivision in the Northeast 1/4 of Section 13, aforesaid, and lying East of and adjoining the Easterly line of Oxford Drive as laid out in said Lake Louise Unit 1, bounded and described as follows: Beginning at a point on the Easterly line of Oxford Drive, aforesaid, 601.09 feet Southeasterly (as measured on Northerly line of said Oxford Drive), of most Northwesterly corner of Lake Louise Unit 1 aforesaid; thence Northeasterly on a line normal to said Easterly line of Oxford Drive, a distance of 173.33 feet to a point of curve; thence Easterly on a curve concave Southerly and having a radius of 466.0 feet; a distance of 142.67 feet to a point of tangency; thence East on a line tangent to last described curve, a distance of 284.85 feet to a point of curve, thence Easterly on a curve concave Northerly and having a radius of 554.0 feet; a distance of 86.50 feet, more or less, to Westerly line of tract of land conveyed to the State of Illinois, Division of Highways, as per Case No. 65-L-6421 Vesting Order entered May 24, 1965, thence Southerly on said Westerly line of tract of land conveyed to the State of Illinois, Division of Highways, a distance of 672.48 feet, more or less, to the Northeast corner of Lake Louise Unit 1 aforesaid; thence West on North line of Lake Louise Unit 1, a distance of 775.33 feet to Easterly line of said Oxford Drive; thence North on said Easterly line of Oxford Drive, a distance of 584.08 feet to the place of beginning, (excepting the Northerly 66 feet thereof as heretofore dedicated for Churchill Drive), in Cook County, Illinois.