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Doc#: 2415220152 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/31/2024 10:01 AM Pg: 1 of 5

WARRANTY DEED

Dec ID 20240501617048

ST/Co Stamp 1-493-644-592 ST Tax \$240.00 CO Tax \$120.00

THE GRANTOR(S), John R Peters and Karol J Peters, husband and wife, of Schaumburg, Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, CONVEY(S) and WARRANT(S) to David Soto, a single person, of Bensenville, IL Illinois, the following described Real Estate:

Address of Property: 124 WHITE OAK CT UNIT 8 SCHAUMBURG, IL 60195

Parcel ID Number: 07-10-101-039-1262

LEGAL DESCRIPTION: See Exhibit A attached hereto and made a part hereof.

situated in the County of Cook, State of Illinois. 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, public and utility easements; and general real estate taxes for 2023 and subsequent years.

DATED this 25 day of MAY, 2024

SIGNATURES TO FOLLOW ON THE NEXT PAGE

UNOFFICIAL COPY**EXHIBIT "A"****PARCEL 1:**

UNIT 28-8 IN TWELVE OAKS AT SCHAUMBURG CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 1, 2, OUTLOT "A" AND OUTLOT "B" IN GARDEN GLEN, BEING A SUBDIVISION IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT RECORDED OCTOBER 6, 1986 AS DOCUMENT 86459348 AS AMENDED BY AMENDED PLAT RECORDED DECEMBER 28, 2006 AS DOCUMENT 0636209030, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED JANUARY 2, 2007 AS DOCUMENT 0700209057, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY ILLINOIS

PARCEL 2: (AMANDA LANE)

PERPETUAL, NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AFORESAID CREATED BY GRANT OF EASEMENT FOR INGRESS AND EGRESS RECORDED SEPTEMBER 9, 1982 AS DOCUMENT 26345788 AND AMENDED BY INSTRUMENT RECORDED SEPTEMBER 15, 1988 AS DOCUMENT 88421690, IN COOK COUNTY ILLINOIS.

PARCEL 3: (LAKE EASEMENT)

PERPETUAL, NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AFORESAID CREATED BY GRANT OF EASEMENT FOR INGRESS AND EGRESS TO, AND USE OF, LAKE RECORDED SEPTEMBER 9, 1982 AS DOCUMENT 26345787, AND THE AMENDMENT THERETO RECORDED JUNE 15, 2006 AS DOCUMENT 0616610044, IN COOK COUNTY ILLINOIS.

PARCEL 4:

EASEMENTS CONTAINED IN THE GRANT OF FACILITIES EASEMENT AGREEMENT DATED MARCH 28, 1988 AND RECORDED SEPTEMBER 15, 1988 AS DOCUMENT 88421687 AND AMENDMENT THERETO RECORDED MAY 5, 1999 AS DOCUMENT 99433403, AND AMENDMENT THERETO RECORDED JUNE 15, 2006 AS DOCUMENT 0616610044; (A) UNDER, ALONG, ACROSS AND THROUGH THE STORM WATER FACILITIES PREMISES, AS DEFINED THEREIN, TO ACCEPT AND CARRY STORM WATER, (B) UNDER, ALONG, ACROSS AND THROUGH THE STORM WATER FACILITIES PREMISES TO CONNECT TO AND USE THE STORM WATER FACILITIES, (C) IN, OVER, ALONG, THROUGH AND ACROSS THE LAKE EASEMENT PARCEL AND THE LAKE FOR SURFACE DRAINAGE OF STORM WATER AND FOR THE USE OF THE LAKE TO ACCEPT, DETAIN, AND RETAIN STORM WATER DRAINAGE, AND (D) IN, OVER, UNDER, ALONG,

This page is only a part of a 2021 ALTA® Commitment for Title Insurance issued by Old Republic National Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule A, Part II-Exceptions. Commitment for Title Insurance 2021 v. 01.00

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File No: AT240349

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THROUGH AND ACROSS, FOR A RIGHT OF ENTRY, THE KRISTIN PROPERTY, AS DEFINED THEREIN, FOR THE PURPOSE OF EXERCISING THE RIGHTS TO MAINTAIN AND REPAIR THE FACILITIES, AS DEFINED THEREIN, IN COOK COUNTY, ILLINOIS.

**Property Address: 124 WHITE OAK CT UNIT8 SCHAUMBURG, IL 60195
Parcel ID Number: 07-10-101-039-1262**

Property of Cook County Clerk's Office

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UNOFFICIAL COPY**VILLAGE OF SCHAUMBURG**
PROGRESS THROUGH THOUGHTFUL PLANNING**Stamp Number:** 50654
Issued: 05/29/2024
Status: PAID**ELECTRONIC TRANSFER STAMP**

This transfer stamp is issued:

To	JOHN R PETERS	As Seller
For	124 White Oak Ct Unit 8	As Property Address
Bearing	07-10-101-039-1262	As PIN
With payments for	Transfer Stamp Fee	\$240.00
	Water Bill Balance Due	\$0.00
	Total Due:	\$240.00

Please include this transfer stamp with your documentation to file with Cook County
See Cook County Recording Information at <http://www.cookcountyclerk.com/recordings>



Paid:	\$240.00
Date:	05/29/2024
Status:	PAID
Stamp Number:	50654

Application and Payment Details<https://dmzappsrv1.schaumburg.com/TransferStamps/Application/QE83LER9AA3BREE>

Village of Schaumburg - Finance Department
101 Schaumburg Ct, Schaumburg IL 60193-1899

If you have any questions, please call Finance Collectors at 847-895-4500 or email
financecollectors@schaumburg.com.