

UNOFFICIAL COPY

775492
WARRANTY DEED

PREPARED BY:

MAGES & PRICE, LLC
1110 W. Lake Cook Rd, Suite 385
Buffalo Grove, IL 60089

RETURN TO:

Robert Graves
c/o FMS Law Group
200 W. Monroe St 750
Chicago IL 60606

NAME & ADDRESS OF TAXPAYER:

Robert Graves
507 Park View Terrace Unit 507
Buffalo Grove IL 60089



Doc# 2418424136 Fee \$88.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
DATE: 7/2/2024 10:57 AM
PAGE: 1 OF 4

Citywide Title Corporation
111 W. Washington St, Ste. 1301
Chicago IL 60602

The GRANTOR(S), Carly Gross, a single woman, of the Village of Buffalo Grove,

County of Cook, State of Illinois, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid conveys and warrants unto Robert Graves and Valeria Graves, husband and wife, as joint tenants with rights of survivorship, of 3242 N. Overhill, Chicago, IL 60634 all interests in the following described Real Estate situated in the County of Cook, State of Illinois, to-wit:

~~UNIT NO. 13-4, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE COVINGTON MANOR CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 27412916, AS AMENDED FROM TIME TO TIME, IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS~~ See attached Ⓢ

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 in fee simple interest forever

SUBJECT TO: General taxes not yet due and payable at the time of Closing; covenants, conditions and restrictions of record; building lines and easements; if any, provided they do not interfere with the use and enjoyment of the Real Estate.

Permanent Index Number(s): 03-08-201-038-1092

Property Address: 507 Park View Terrace, Unit 507, Buffalo Grove, IL 60089

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Commitment for Title Insurance
2021 v.01.00 (07-01-2021)

File No.: 775492

EXHIBIT A

The Land is described as follows:

UNIT NO. 13-4, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE COVINGTON MANOR CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 27412916, AS AMENDED FROM TIME TO TIME, IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

03-08-201 038-1092

Property of Cook County Clerk's Office

This page is only a part of a 2021 ALTA Commitment for Title Insurance issued by Fidelity National Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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REAL ESTATE TRANSFER TAX

28-Jun-2024



COUNTY:	163.00
ILLINOIS:	326.00
TOTAL:	489.00

03-08-201-038-1092

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2-017-370-928