

WARRANTY DEED

UNOFFICIAL COPY

(Individual to Individual)

86571911

THE GRANTOR PAUL W. COLLINS AND DIANE COLLINS, HIS WIFE

of the VILLAGE of PALATINE, County of COOK  
State of ILLINOIS, for and in consideration of  
TEN (\$10.00) DOLLARS, and other good and  
valuable consideration in hand paid, CONVEY and WARRANT to KEITH  
E. Szarabauka.

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

Permanent Tax No. 02-12-200-021-1049

Property Address: 1243 Baldwin Lane, #508 Palatine, IL

Subject to: general taxes for 1986 and subsequent years; building lines  
and building and liquor restrictions of record; zoning and building law  
and ordinances; public utility easements; public roads and highways;  
easements for private roads; private easements, covenants and restrictions  
of record as to use and occupancy; party wall rights and agreements.

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  
said premises.

DATED this 25<sup>th</sup> day of November 1986

Paul W. Collins  
PAUL W. COLLINS

Diane Collins  
DIANE COLLINS

State of Illinois, County of LAKE ss. I, the undersigned, a Notary  
Public in and for said County, in the State aforesaid DO HEREBY CERTIFY  
that PAUL W. COLLINS AND DIANE COLLINS, HIS WIFE

personally known to me to be the same person whose name  
ARE subscribed to the foregoing instrument, appeared  
before me this day in person and acknowledged that  
THEY signed, sealed and delivered the said instrument  
as 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 official seal this 25<sup>th</sup> day of November, 1986

Commission expires March 1, 1990

John T. Clery  
Notary Public

✓ This instrument was prepared by: John T. Clery, 120 W. Golf Rd.,  
Schaumburg, Illinois.

✓ Mail to RICHARD A. VALENTINO  
1697 E. WOODFIELD RD. #501  
SCHAUMBURG, IL  
60195

Address of Property:  
1243 Baldwin Lane, #508  
Palatine, Illinois 60067

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PROPERTY

Property of Cook County Clerk's Office

COOK COUNTY  
1 5 5 8 9 5  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEC-1988  
DEPT OF REVENUE  
30.50

Cook County  
REAL ESTATE TRANSACTION TAX  
DEC-1988  
30.50

DEPT-01 RECORDING  
#1228  
\$12.28  
#1444 TRAN 0525 12/02/87 09:31:00  
#2178 D \* 12/02/87 1911  
COOK COUNTY RECORDER

86571911

-86 571911

12<sup>00</sup> MAIL

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Parcel 1: Unit 508 in San Trojai Condominium, as delineated on survey, of the following described parcel of land (hereinafter referred to as parcel):

That part of the South 780.0 feet, as measured at right angles of the South line thereof, of the Northwest 1/4 of the Northeast 1/4 of Section 12, Township 42 North, Range 10 East of the Third Principal Meridian, described as follows: Commencing at the Southwest corner of said Northwest 1/4 of the Northeast 1/4, Thence East along the South line of said Northwest 1/4 of the Northeast 1/4, 282.96 Feet; (The South line of said Northwest 1/4 of the Northeast 1/4 being assumed as running due East and West for this legal description) Thence North 167.0 feet to a point for a place of beginning of the parcel of land therein described; Thence West 77.0 Feet; Thence North 88.0 Feet; Thence West 13.40 Feet; Thence North 217.17 Feet; Thence East 77.0 Feet; Thence South 123.0 Feet; Thence East 71.40 Feet; Thence South 59.17 Feet; Thence West 58.0 Feet; Thence South 123.0 Feet to the place of beginning in Cook County, Illinois, which survey is attached as Exhibit A to Declaration of Condominium made by Chicago Title and Trust Company as Trustee under Trust Number 1067400 and recorded in the Office of the Recorder of

Deeds of Cook County, Illinois as Document Number 23448135 together with an undivided 1.421 per cent interest in said parcel (excepting from said parcel all the property and space comprising all the units thereof as defined and set forth in said declaration and survey)

Also Parcel 2:

Easements for ingress and egress for the benefit of Parcel 1, as defined and set forth in Master Declaration of covenants, conditions and restrictions and easements for San Trojai Planned Residential Development, made by Chicago Title and Trust Company Trust Number 1067400, dated March 31, 1976 and recorded April 12, 1976 as Document Number 23448134, and created by Deed from Chicago Title and Trust Company Trust Number 1067400 to Paul W. Collins and Diane Collins, his wife dated January 28, 1977 and recorded February 4, 1977 as Document Number 23811113 in Cook County, Illinois.