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87315336

WARRANTY DEED

85-588-58

THE GRANTOR(S), Robert S. Kramer and Constance B. Kramer, his wife, of the City of Elgin, County of Kane and State of Illinois, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00), in hand paid, CONVEY(S) and WARRANT(S) to David R. Caza and Sheila D. Caza, his wife, of Elgin, Illinois, not in Tenancy in Common, but in JOINT TENANCY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

That part of Lot 34 in Bent Tree Village, being a subdivision of part of the East 1/2 of the West 1/2 of Section 7, Township 41 North, Range 9 East of the Third Principal Meridian, Cook County, Illinois, lying North of the following described line: Beginning at a point on the East line of said Lot 34, 34.92 feet South of the Northeast corner thereof; thence West 140.00 feet to a point on the West line of said Lot 34, 36.09 feet South of the Northwest corner thereof, to the terminus of said line.

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 not in Tenancy in Common, but in joint tenancy forever.

This conveyance is subject to: (a) Plat restrictions; (b) Perimeter public utility easements which do not underlie the existing improvements; (c) Restrictions and covenants of record, provided they are not violated by the existing improvements or the present use thereof and provided further that they do not contain a reverter or right of re-entry; (d) Special assessments and taxes for improvements not yet completed; (e) general real estate taxes not yet due.

PERMANENT REAL ESTATE INDEX NO.: 06-07-123-012. OKO-SH ADDRESS OF PROPERTY: 1022 Bent Tree Court, Elgin, Illinois.

Dated this 29th day of May, 1987.

Robert S. Kramer (Signature)

Constance B. Kramer (Signature)

STATE OF ILLINOIS))
COUNTY OF KANE) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Robert S. Kramer and Constance B. Kramer, his wife, personally known to me to be the same person(s) whose name(s) 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 29th day of May, 1987.

Commission expires OFFICIAL SEAL LINDA HOLIF Notary Public, State of Illinois My Comm. Expires June 27, 1989

(SEAL)

This instrument was prepared by: Attorney Robert S. Kramer 474 Summit Street Elgin, Illinois 60120

Address of Property 1022 Bent Tree Court Elgin, IL 60120

Grantee's address and Send subsequent tax bills to: David R. & Sheila D. Caza 1022 Bent Tree Court Elgin, IL 60120

Mail to

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20100909

DEPT-01 RECORDING
TRAN 0357 06/10/07 10:01:00
#1583 # 2 * 87-315336
CDBK: COUNTY RECORDER

938515-78

COOK COUNTY
REAL ESTATE TRANSACTION TAX
RECEIVED
STAMP
073719

STATE OF ILLINOIS
DEPARTMENT OF REVENUE
JAN 10 2008

13⁰⁰ MAIL

UNOFFICIAL COPY

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~~ELEANOR E. JUNGELS~~, RECORDER OF DEEDS OF ^{BOOK}~~KANE~~ COUNTY

AFFIDAVIT - METES AND BOUNDS

STATE OF ILLINOIS)
) SS.
COUNTY OF K A N E)

Robert S Kramer, being duly sworn

on oath, states that he resides at 11 N 091 Johnston Rd
Elgin, IL 60120. That the attached deed is not in violation

of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons:

1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land.
2. The division or subdivision of land is into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The division is of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right-of-way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyance.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than 5 acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configuration of said larger tract on October 1, 1973, and no sale, prior to this sale, of any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

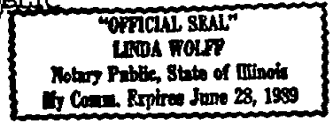
CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

AFFIANT further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Kane County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

SUBSCRIBED AND SWORN TO
before me this 19th day
of May, 1987.

Robert S Kramer

Linda Wolff
NOTARY PUBLIC



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