

UNOFFICIAL COPY

Warranty Deed

THE GRANTOR(S)

Abdollah Kashani and Fatemeh Hosseini Balaei, his wife

both of the Village of Elk Grove, County of Cook, State of Illinois,

for and in consideration of Ten Dollars, in hand paid, War. ant. and Conveys to:

95277339

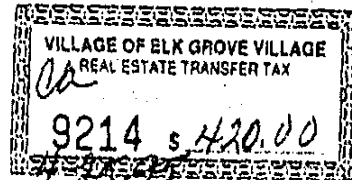
DEPT-01 RECORDING \$23.50
T#0011 TRAN 6632 04/27/95 14:33:00
#7153 # RV *-95-277339
COOK COUNTY RECORDER

(For Recorder's Use Only)

Nancy L. Aykroid, 1535 Nevada Lane, Elk Grove Village, Illinois 60007

the following described Real Estate to wit:

SEE REVERSE SIDE FOR COMPLETE LEGAL DESCRIPTION
SEE REVERSE SIDE FOR SUBJECT TO CLAUSE



HEREBY RELEASING AND WAIVING ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF ILLINOIS.

Permanent Real Estate Index Number(s): 08-31-403-006-101
Common Address for Property: 1240 Old Mill Lane, Elk Grove Village, Illinois 60007

DEED Dated this 25th Day of April, 1995

A - Kashani

Abdollah Kashani

F. Hosseini Balaei

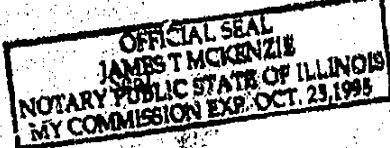
Fatemeh Hosseini Balaei

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:

Abdollah Kashani and Fatemeh Hosseini Balaei, his wife
personally known to me to be the same person(s) whose name(s) 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.

Given under my hand and official seal this 25th Day of April, 1995



[Signature]
-Notary Public-

This Instrument Prepared By: James T. McKenzie, Attorney, 1005 W. Wise Road, Ste. 200, Schaumburg, IL 60193

Mail To:

EARL J. ROUFF

1000 LAKE STREET

MANOR PARK ILLINOIS

Send Subsequent Tax Bills To:

Nancy L. Aykroid

1240 Old Mill Lane

Elk Grove Village, Illinois 60007

95277339

2350



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PARCEL 1:

UNIT 71-1 IN THE LOFTS AT TALBOT'S MILL CONDOMINIUM, AS DELINEATED ON A SURVEY OF CERTAIN LOTS OR PARTS THEREOF IN TALBOT'S MILL, BEING A SUBDIVISION IN THE SOUTH 1/2 OF SECTION 31 AND SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 89579846, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY.

ALSO, PARCEL 2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS DATED JUNE 30, 1989 AND RECORDED DECEMBER 5, 1989 AS DOCUMENT NUMBER 89-579845 AND AS CREATED BY THE DEED FROM TALBOT'S MILL LIMITED PARTNERSHIP TO ABDOLLAH KASHANI AND FATEMEH HOSSEINI BALAEI, HIS WIFE, DATED DECEMBER 29, 1989 AND RECORDED MARCH 7, 1990 AS DOCUMENT NUMBER 90-101990 AND RE-RECORDED NOVEMBER 29, 1990 AS DOCUMENT NUMBER 90579711.

SUBJECT TO:

GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING, COVENANTS, CONDITIONS RESTRICTIONS OF RECORD, BUILDING LINES AND EASEMENTS IF ANY, SO LONG AS THEY DO NOT INTERFERE WITH PURCHASER'S USE AND ENJOYMENT OF THE PROPERTY.

95277353

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP APR 27 '95
\$ 70.00

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
APR 27 '95
REVENUE
\$ 140.00

