

UNOFFICIAL COPY

96255066

Prepared by:

MORTON J. RUBIN
555 Skokie Blvd., Suite 595
Northbrook, IL 60062

95 MAR 23 AM 11:19

Mail to:

DAVID BELCONIS
4223 Euclid Ave.
Rolling Meadows, IL 60008

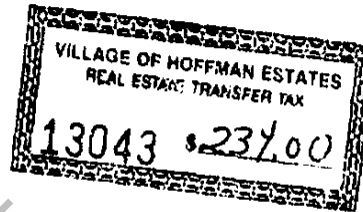
COOK COUNTY
RECORDER
JESSE WHITE
ROLLING MEADOWS

RECORDING 25.00
MAIL 0.50
96255066

Send Subsequent Tax Bills to:

JOHN N. ROSSINI
1728 Sussex Walk
Hoffman Estates, IL 60190

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)



THE GRANTOR:

DANIEL R. WAGGENER, a bachelor

of the County of COOK COUNTY, State of Illinois for and in consideration of Ten and No/100 (\$10.00) DOLLARS, other good and valuable consideration in hand paid, CONVEYS and WARRANTS to

JOHN N. ROSSINI, of 462A Allen Ct.,
Wheeling, Illinois 60090

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

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

Subject to:

hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 07-08-101-019-1240,
Address(es) of Real Estate: 1728 SUSSEX WALK, HOFFMAN ESTATES, IL
Dated this March 8, 1996

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)
* Daniel Waggener (SEAL) _____ (SEAL)
DANIEL R. WAGGENER _____ (SEAL)
96255066 _____ (SEAL)

State of Illinois, County of COOK COUNTY ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that DANIEL R. WAGGENER, a bachelor 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including

25 30
96

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

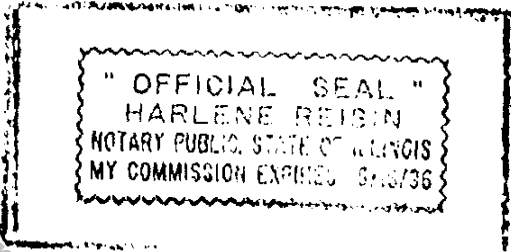
(continued)

the release and waiver of the right of homestead.

Given under my hand and official seal, this 8th day of March, 1996.

Commission expires 9-16, 1996.

Harlene Reisin
NOTARY PUBLIC



8-29-96
B

STATE OF ILLINOIS
1174-8000
REAL ESTATE TRANSFER TAX DEPARTMENT

7-29-96
B

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP

96255066

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

UNIT ADDRESS NO. 1728 SUSSEX IN HILLDALE CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING: THAT PART OF THE WEST HALF OS SECTION 8, IN TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS. BOUNDED BY A LINE, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE NORTH EASTERLY LINE OF RELOCATED HIGGINS ROAD AS DEDICATED ACCORDING TO DOCUMENT NUMBER 12647606, 371.64 FEET (AS MEASURED ALONG THE NORTH EASTERLY LINE OF HIGGINS ROAD AFORESAID) NORTH WESTERLY OF THE POINT OF INTERSECTION OF SAID NORTH EASTERLY LINE OF HIGGINS ROAD WITH THE EAST LINE OF THE SOUTH WEST QUARTER OF SAID SECTION 8, SAID POINT BEING ALSO THE INTERSECTION OF THE NORTH EASTERLY LINE OF RELOCATED HIGGINS ROAD, AS AFORESAID, AND THE CENTER LINE OF THAT EASEMENT KNOWN AS HUNTINGTON BOULEVARD, AS DESCRIBED IN THE DECLARATION AND GRANT OF EASEMENT RECORDED MAY 8, 1970 A DOCUMENT NUMBER 21154392; THENCE NORTH AND WEST ALONG THE CENTER LINE OF SAID EASEMENT, BEING A CURVED LINE CONVEX TO THE NORTH EAST AND HAVING A RADIUS OF 300.00 FEET; A DISTANCE OF 219.927 FEET, ARC MEASURE, TO A POINT OF TANGENT; THENCE NORTH 51 DEGREES 36 MINUTES 05 SECONDS WEST, 100.00 FEET TO A POINT OF CURVE; THENCE NORTH AND WEST ALONG A CURVED LINE CONVEX TO THE SOUTH WEST AND HAVING A RADIUS OF 300.00 FEET, A DISTANCE OF 297.208 FEET, ARC MEASURE, TO A POINT OF TANGENT; THENCE CONTINUING ALONG THE CENTER LINE OF SAID EASEMENT NORTH 05 DEGREES 09 MINUTES 40 SECONDS EAST, 542.183 FEET; THENCE LEAVING THE CENTER LINE OF SAID EASEMENT FOR HUNTINGTON BOULEVARD, NORTH 84 DEGREES 50 MINUTES 20 SECONDS WEST, 786.90 FEET; THENCE SOUTH 05 DEGREES 09 MINUTES 40 SECONDS WEST, 215.0 FEET; THENCE NORTH 84 DEGREES 50 MINUTES 20 SECONDS WEST, 195.33 FEET TO A POINT ON A LINE DESCRIBED AS RUNNING FROM A POINT ON THE SOUTH LINE OF THE WEST HALF OF THE NORTH WEST QUARTER OF SAID SECTION 8, WHICH IS 306.65 FEET WEST OF THE SOUTH EAST CORNER THEREOF AND RUNNING NORTHERLY 1564.77 FEET TO A POINT WHICH IS 444.55 FEET WEST, AS MEASURED AT RIGHT ANGLES, OF THE EAST LINE OF THE WEST HALF OF THE NORTH WEST QUARTER OF SECTION 8, AFORESAID; THENCE SOUTH ALONG THE LAST DESCRIBED LINE OF SAID LINE EXTENDED THENCE SOUTH 581.775 FEET TO A POINT ON THE NORTH EASTERLY LINE OF RELOCATED HIGGINS ROAD, AS AFORESAID; THENCE SOUTH 74 DEGREES 41 MINUTES 56 SECONDS EAST ALONG THE NORTH EASTERLY LINE OF SAID ROAD 1295.00 FEET TO THE POINT OF COMMENCEMENT (EXCEPT THAT PART FALLING IN HUNTINGTON BOULEVARD AS DESCRIBED IN DECLARATION AND GRANT OF EASEMENT RECORDED MAY 8, 1970 AS DOCUMENT NUMBER 21154392) ALL IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR HILLDALE CONDOMINIUM ASSOCIATION MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 30, 1978 AND KNOWN AS TRUST NO. 45354, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY ILLINOIS, AS DOCUMENT NO. 25211897; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

96255066

UNOFFICIAL COPY

Property of Cook County Clerk's Office