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WARRANTY DEED

97476742

DEPT-01 RECORDING \$23.50
 T40011 TRAN 8125 07/02/97 10:33:00
 \$5658 + KF *-97-476742
 COOK COUNTY RECORDER

THE GRANTOR
 Carol M. Grooms,
 of the Village of
 Prospect Heights,
 County of Cook and
 State of Illinois

SAS A DEED OF INDEMNITY CASE 778 5/14/90 57B

for and in consideration of Ten (\$10.00) dollars and no/100ths-----DOLLARS and good and other valuable considerations in hand paid, CONVEYS and WARRANTS to

Leocadio Velazquez, A Single Man
 1068 Boxwood Drive, A
 Mt. Prospect, IL 60056

2350
 B

(NAMES AND ADDRESS OF GRANTEES)

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

PARCEL 1: UNIT 231-B TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN QUINCY PARK CONDOMINIUM NUMBER 3 AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 21840377, AS AMENDED FROM TIME TO TIME, IN SECTION 24, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN DOCUMENT NUMBER 21623204, AS SUPPLEMENTED, IN COOK COUNTY, ILLINOIS.

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

SUBJECT TO: (1) General real estate taxes for the year 1996 and subsequent years. (2) Covenants, conditions and restrictions of record.

Permanent Real Estate Index Number(s) 03-24-102-009-1302

Address(es) of Real Estate: 1344 Cove Dr., #231 B, Prospect Heights, IL 60070

DATED this 27th day of June, 1997

Carol M. Grooms (SEAL) _____ (SEAL)

Carol M. Grooms _____

_____ (SEAL) _____ (SEAL)

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★ ★ ★ ★ ★

125103

082564

Cook County
REAL ESTATE TRANSACTION TAX
MAY--96 043.00
REVENUE STAMP 86893

STATE OF ILLINOIS
MAY--96 086.00
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE 968935

Warranty Deed
Individual to Individual

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 Carol M. Grooms is personally known to me to be the same person whose name subscribed to the foregoing instrument appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

OFFICIAL SEAL
LOUIS CAPOZZOLI
MY COMMISSION EXPIRES
July 18, 1998

Given under my hand and official seal, this 27th day of June, 1997
Commission expires 7-18
LOUIS CAPOZZOLI
NOTARY PUBLIC

This instrument was prepared by Louis Capozzoli, 1402 Miner St., Des Plaines, IL 60016

(NAME AND ADDRESS)

97076742

MAIL TO
Joan P. Vasquez
(Name)
20063 N. Rand Road
(Address)
Palatine, IL 60074
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Leoadio Velazquez
(Name)
1344 Cove Drive, #231 B
(Address)
Palatine, IL 60074
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____