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1998-09-04 11:41:00

WARRANTY DEED

MAIL TO:

Douglas G. Davidson
5813 N. Milwaukee Avenue
Chicago, IL 60646

NAME & ADDRESS OF TAXPAYER:

Mark D. Kernes
1243 Baldwin, Unit 611
Palatine, IL 60067

COOK COUNTY
RECORDER
JESSE WHITE
ROLLING MEADOWS

GRANTOR(S), Julie Ann Anicki n/k/a Julie Ann Flowers, married to Kevin Flowers of Palatine in the County of Cook, in the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to the GRANTEE(S), Mark D. Kernes of 1469 Winslowe, #203, Palatine in the County of Cook, in the State of Illinois, the following described real estate:

PARCEL 1:

UNIT 611 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN SAN TROPAL CONDOMINIUM BUILDING NO. 1 AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 23448135, IN THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CONTAINED IN THE DECLARATION RECORDED AS DOCUMENT 23448134, IN COOK COUNTY, ILLINOIS.

Permanent Index No:
02-12-200-021-1067

Property Address:
1243 Baldwin, Unit 611
Palatine, Illinois 60067

SUBJECT TO: (1) General real estate taxes for the year 1997 and subsequent years. (2) Covenants, conditions and restrictions of record, provided they are not violated by the existing improvements or the present use thereof and that they do not contain a reverter or right of re-entry. (3) Public and utility easements which do not underlie the existing improvements, and roads and highways. (4) Zoning and building laws, building lines, use and occupancy restrictions. (5) Drainage tiles, feeders and laterals, if any, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 20th day of August, 1998.

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Kevin Flowers
Kevin Flowers

Julie Ann Flowers

STATE OF ILLINOIS)

) SS

COUNTY OF COOK)

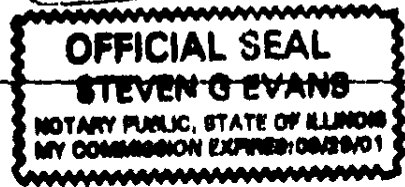
I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Julie Ann Anicki n/k/a Julie Ann Flowers, married to Kevin Flowers personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in 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 notary seal, this 19th day of August

(seal)

My commission expires

Notary Public



COUNTY - ILLINOIS TRANSFER STAMPS

Exempt Under Provision of Paragraph _____ Section 4, Real Estate Transfer Act
Date: _____

Prepared By:
Steven G. Evans
1627 Colonial Parkway
Palatine, IL 60067

Signature: _____

IBT #

1174-8184

STATE OF ILLINOIS



07500

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

REAL ESTATE TRANSACTION TAX



05750

REVENUE STAMP 98.1221

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