

UNOFFICIAL COPY



WARRANTY DEED

Statutory (Illinois)

99628503

6048/0047 63 001 Page 1 of 2
1999-06-30 09:21:00
Cook County Recorder 23.00

Mall to:

2 of 2
113300815
Buckner + Buckner, P.C.
564 N. Rt. 83
Grayslake, IL 60030

THE GRANTORS, Boris Abdurakhmanov and Zhaneta Abdurakhmanov, husband and wife, of the City of Northbrook, County of Cook and State of Illinois, for the consideration of Ten & no./100 (\$10.00) and other good & valuable consideration, in hand paid, does hereby CONVEY and WARRANT to Tinna Miller, of the following described Real Estate, situated in the County of Cook, State of Illinois, to wit:

LEGAL

SEE ATTACHED

SUBJECT ONLY TO THE FOLLOWING, IF ANY: covenants, conditions and restrictions of record so long as they do not interfere with Purchaser's use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements.

P.I.N. 04-10-315-036 Property Address: 1553 Shermer Road, Northbrook, IL 60062

DATED June 28, 1999.

Boris Abdurakhmanov
Boris Abdurakhmanov

Zhaneta Abdurakhmanov
Zhaneta Abdurakhmanov

STATE OF ILLINOIS, COUNTY OF Cook: SS

The undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that Boris Abdurakhmanov and Zhaneta Abdurakhmanov, husband and wife, are personally known to me to be the same persons whose names are subscribed to the forgoing 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 waiver of the right of homestead.

Given under my hand and official seal this 28 June, 1999

David B. Stolman
Notary Public

Mail subsequent tax bills to: Tinna Miller, 1553 Shermer Road, Northbrook, IL 60062

THIS INSTRUMENT PREPARED BY: David B. Stolman, 70 S. Hwy. 45, Suite 205, Grayslake, IL 60030



BOX 333-CTI

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

UNOFFICIAL COPY

99628503

PARCEL 1: THAT PART OF LOTS 8, 9 AND 10 IN BLOCK 2 IN FIRST ADDITION TO NORTHBROOK MANOR, BEING A SUBDIVISION OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (EXCEPT THE EAST 30 FEET THEREOF TAKEN OR USED FOR STREET) OF SECTION 10, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THAT PART OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10 AFORESAID, LYING EAST OF THE RIGHT OF WAY OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD; AND ALSO THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10 AFORESAID (EXCEPT THE RIGHT OF WAY OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD) ALSO VACATED ILLINOIS STREET LYING SOUTH OF AND ADJACENT TO LOT 10 AND THE SOUTH LINE OF SAID LOT 10 EXTENDED EAST TO THE CENTER LINE OF THE NORTH AND SOUTH ALLEY LYING EAST OF AND ADJOINING SAID LOT 10 IN BLOCK 2 IN THE FIRST ADDITION TO NORTHBROOK MANOR AFORESAID (TAKEN AS A TRACT) DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON A LINE WHICH IS 45.50 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID TRACT, SAID POINT BEING 50.46 FEET EAST OF THE WEST LINE OF SAID TRACT; THENCE SOUTH ALONG A STRAIGHT LINE 59.38 FEET TO A POINT WHICH IS 50.65 FEET EAST OF THE WEST LINE OF SAID TRACT; THENCE EAST ALONG A LINE PARALLEL TO THE SOUTH LINE OF SAID TRACT 25.17 FEET; THENCE NORTH ALONG A STRAIGHT LINE 33.21 FEET TO A POINT WHICH IS 75.72 FEET EAST OF THE WEST LINE OF SAID TRACT; THENCE WEST ALONG A LINE PARALLEL TO THE NORTH LINE OF SAID TRACT, 0.33 FEET; THENCE NORTH ALONG A STRAIGHT LINE 13.11 FEET TO A POINT WHICH IS 75.34 FEET EAST OF THE WEST LINE OF SAID TRACT; THENCE WEST ALONG A LINE PARALLEL TO THE NORTH LINE OF SAID TRACT, 4.33 FEET; THENCE NORTH ALONG A STRAIGHT LINE 13.0 FEET TO A POINT WHICH IS 70.97 FEET EAST OF THE WEST LINE OF SAID TRACT; THENCE WEST ALONG A LINE PARALLEL TO THE NORTH LINE OF SAID TRACT 20.51 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THAT PART OF LOTS 8, 9 AND 10 IN BLOCK 2 IN FIRST ADDITION TO NORTHBROOK MANOR, BEING A SUBDIVISION OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (EXCEPT THE EAST 30 FEET THEREOF TAKEN OR USED FOR STREET) OF SECTION 10, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO THAT PART OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10 AFORESAID LYING EAST OF THE RIGHT OF WAY OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD; AND ALSO THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10 AFORESAID (EXCEPT THE RIGHT OF WAY OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD) ALSO VACATED ILLINOIS STREET LYING SOUTH OF AND ADJACENT TO LOT 10 AND THE SOUTH LINE OF SAID LOT 10 EXTENDED EAST TO THE CENTER LINE OF THE NORTH AND SOUTH ALLEY LYING EAST OF AND ADJOINING SAID LOT 10 IN BLOCK 2 IN THE FIRST ADDITION TO NORTHBROOK MANOR AFORESAID (TAKEN AS A TRACT) DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTH LINE OF SAID TRACT, 45 FEET EAST OF THE SOUTHWEST CORNER THEREOF; THENCE NORTH ALONG A LINE PARALLEL TO THE WEST LINE OF SAID TRACT 10 FEET; THENCE EAST ALONG A LINE PARALLEL TO THE SOUTH LINE OF SAID TRACT, 20 FEET; THENCE SOUTH ALONG A LINE PARALLEL TO THE WEST LINE OF SAID TRACT, 10 FEET TO THE SOUTH LINE OF SAID TRACT; THENCE WEST ALONG THE SOUTH LINE OF SAID TRACT 20 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCELS 1 AND 2 AS SET FORTH IN THE DECLARATION OF EASEMENTS DATED AUGUST 3, 1964 AND RECORDED AUGUST 5, 1964 AS DOCUMENT 19206134 FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.

COOK
CC. NO. 016
1 2 6 3 8

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
JUN 29 '99
169.50
P.B. 10776

1 3 5 3 5 3
Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP
JUN 29 '99
P.A. 11424
8475