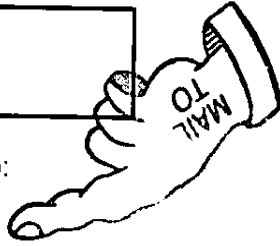


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01/28/00 5 05 001 Page 1 of 3
1999-10-07 10:18:56
Cook County Recorder 25.50

WARRANTY DEED



Mail recorded deed to:
Mr. Ronald Lake
Attorney at Law
1941 Rohlwing Rd.
Rolling Meadows, IL 60008



Send subsequent tax bills to:
The grantees at the property address.

Prepared by:
Debra R. Lester
516 S. Anita St.
Des Plaines, IL 60016-2935

P.N.T.N.

THE GRANTOR: **Genevieve Troemner**, a widow of the City of Prospect Heights, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars, (\$10.00) and other good and valuable consideration in hand paid, conveys and warrant to:

Konstantin Dymov, of 1311 Orleans Dr., Mundelein, IL 60060,
the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL

P.I.N. 02-12-200-021-1044
Property Address: 1243 Baldwin #607, Palatine, IL 60067

Subject to the following if any: General taxes for 1998 and subsequent years, covenants conditions and restrictions of record; and public and utility easements of record and building lines of record.

Dated this 16 day of JULY, 1999.

Genevieve Troemner by Keith Troemner her attorney in fact
Genevieve Troemner, by Keith Troemner her attorney in fact

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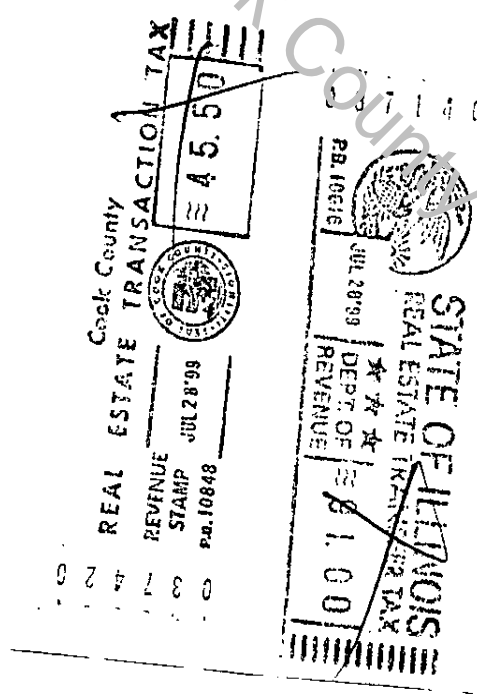
State of Illinois)
County of Cook)

I, the undersigned, a notary public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that Keith Troemner, not personally, but as attorney for Genevieve Troemner, a widow, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 16th day of July, 1999

Patricia Castle

Notary Public



PARCEL 1:

UNIT 607 IN SAN TROPAI CONDOMINIUM, AS DELINEATED ON SURVEY, OF THE FOLLOWING DESCRIBED PARCEL OF LAND (HEREINAFTER REFERRED TO AS PARCEL):

THAT PART OF THE SOUTH 780.0 FEET, AS MEASURED AT RIGHT ANGLES OF THE SOUTH LINE THEREOF, OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4, THENCE EAST ALONG THE SOUTH LINE OF SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4, 282.96 FEET; (THE SOUTH LINE OF SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4 BEING ASSUMED AS RUNNING DUE EAST AND WEST FOR THIS LEGAL DESCRIPTION) THENCE NORTH 167.0 FEET TO A POINT FOR A PLACE OF BEGINNING OF THE PARCEL OF LAND THEREIN DESCRIBED; THENCE WEST 77.0 FEET; THENCE NORTH 88.0 FEET; THENCE WEST 13.40 FEET; THENCE NORTH 217.17 FEET; THENCE EAST 77.0 FEET; THENCE SOUTH 123.0 FEET; THENCE EAST 71.40 FEET; THENCE SOUTH 59.17 FEET; THENCE WEST 58.0 FEET; THENCE SOUTH 123.0 FEET TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT A TO DECLARATION OF CONDOMINIUM MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 1067400 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 23448135, TOGETHER WITH AN UNDIVIDED 1.557 PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY)

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS DEFINED AND SET FORTH IN MASTER DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS FOR SAN TROPAI PLANNED RESIDENTIAL DEVELOPMENT, MADE BY CHICAGO TITLE AND TRUST COMPANY TRUST NUMBER 1067400, DATED MARCH 31, 1976 AND RECORDED APRIL 12, 1976 AS DOCUMENT NUMBER 23448134 AND CREATED BY DEED FROM CHICAGO TITLE AND TRUST COMPANY TRUST NUMBER 1067400 TO EARL TROEMNER AND GENEVIEVE TROEMNER, HIS WIFE DATED JANUARY 6, 1977 AND RECORDED JANUARY 13, 1977 AS DOCUMENT 23779407 IN COOK COUNTY, ILLINOIS.