

UNOFFICIAL COPY

WARRANTY DEED



Doc#: 0503241015  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 02/01/2005 08:32 AM Pg: 1 of 3

THE GRANTOR NICKOLAS P. MASTORES, Trustee of the Mary Ellen Mastores Trust UTA 4/18/1996, and the Nickolas P. Mastores Trust, UTA 4/18/1996, of Evanston, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS TO

JEFFERSON CAPITAL GROUP, INC., 111 W. Washington St., Chicago, IL 60602 the following described Real Estate situated in the County of Cook in the State of Illinois, to-wit:

SEE LEGAL DESCRIPTION ON REVERSE

SUBJECT TO: general real estate taxes not due or payable, covenants, conditions and restrictions of record, building lines and easements, if any; acts done or suffered by or through Grantee. hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

Permanent Real Estate Index Number: 11-20-100-007  
Address of Real Estate: 925 Edgemere Court, Evanston, IL 60202

Dated this 14th day of January, 2005

*Nickolas P. Mastores*

*x Nickolas P. Mastores*

NICKOLAS P. MASTORES, Trustee  
Mary Ellen Mastores Trust U/T/A 4/18/1996

NICKOLAS P. MASTORES, Trustee  
Nickolas P. Mastores Trust U/T/A 4/18/1996

State of Indiana, County of Wayne, I, the undersigned, a Notary Public in and for said County, in the State Aforesaid, DO HEREBY CERTIFY that NICKOLAS P. MASTORES, As Trustee of the Mary Ellen Mastores Trust and the Nickolas P. Mastores Trust, 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 signed, sealed and delivered the said instrument as his 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 official seal, this January 14, 2005

Commission expires 4/11/07  
Notary Public

*Mark E. Madon*  
MARK E. MADON, Notary Public

This instrument was prepared by John M. Donohue, 1007 Church St., Evanston, Illinois 60201

Mail To:

Send Tax Bills To:

*Regas, Frezados & Dallas*

*Regas, Frezados & Dallas*

*Attn: James A. Regas*

*Attn: James A. Regas*

*111 W. Washington, Suite 1525  
Chicago, IL 60602*

*111 W. Washington, Suite 1525  
Chicago, IL 60602*

CENTENNIAL TITLE INCORPORATED

343

1916967 (19)3

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Property of Cook County Clerk's Office

### CITY OF EVANSTON

016838

Real Estate Transfer Tax  
City Clerk's Office

**PAID** JAN 27 2005 AMOUNT \$ 10,500<sup>00</sup>~~00~~

Agent MPM

**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX  
JAN. 31. 05  
REVENUE STAMP

REAL ESTATE  
TRANSFER TAX  
0105000  
FP326670  
# 0000751051

**STATE OF ILLINOIS**  
STATE TAX  
JAN. 31. 05  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

REAL ESTATE  
TRANSFER TAX  
0210000  
FP326669  
# 0080075310

COOK COUNTY CLERK'S OFFICE  
JAN 27 2005 10:51:10

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## CHICAGO TITLE INSURANCE COMPANY

**ORDER NUMBER:** 1460 001916967 JD  
**STREET ADDRESS:** 925 EDGEMERE COURT  
**CITY:** EVANSTON                      **COUNTY:** COOK  
**TAX NUMBER:** 11-20-100-007-0000

### LEGAL DESCRIPTION:

A PARCEL OR TRACT OF LAND LYING IN LOT 12 IN KNOX'S RESUBDIVISION OF BLOCK 6 IN GIBBS LADD AND GEORGE'S ADDITION TO EVANSTON, AND IN THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST FRACTIONAL 1/4 (SOUTH OF LEE STREET) OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS; COMMENCING AT A POINT IN THE EAST LINE OF EDGEMERE COURT 313.7 FEET (MEASURED ON THE EAST LINE) NORTHERLY FROM THE SOUTH LINE OF SAID 1/4 SECTION; AND RUNNING THENCE WEST TO THE CENTER OF EDGEMERE COURT FOR A PLACE OF BEGINNING; RUNNING THENCE NORTHERLY PARALLEL WITH THE EAST LINE OF SAID EDGEMERE COURT ON THE CENTER LINE THEREOF 140 FEET; THENCE EAST AND PARALLEL WITH THE SOUTH LINE OF SAID 1/4 SECTION TO THE WATER LINE OF LAKE MICHIGAN AS IT EXISTS FROM TIME TO TIME WHEN FREE FROM DISTURBING CAUSES; THENCE SOUTHERLY ALONG SAID WATER LINE TO A POINT IN A LINE DRAWN EAST AND PARALLEL TO THE SOUTH LINE OF SAID 1/4 SECTION AND 313.7 FEET NORTHERLY THEREFROM (MEASURED ON THE EAST LINE OF SAID EDGEMERE COURT); THENCE WEST TO THE PLACE OF BEGINNING, (EXCEPT FROM SAID DESCRIBED TRACT OF LAND THE NORTH 70 FEET THEREOF) TOGETHER WITH RIPARIAN RIGHTS APPERTAINING TO SAID PARCEL OF LAND, IN COOK COUNTY, ILLINOIS.