

UNOFFICIAL COPY

WARRANTY DEED
Statutory (Illinois)

RTE 304106
(20f4)



Doc#: 0508004132
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 03/21/2005 10:49 AM Pg: 1 of 3

THE GRANTOR, SARA H. WEATHERBY,
single, of the Village of Evanston, County of
Cook and State of Illinois, for the
consideration of Ten and no/100 Dollars
(\$10.00), and other good and valuable
consideration, in hand paid, CONVEYS
AND WARRANTS TO JAMES CHRIS
MARTIN
of 1725
Brummel Street, Evanston, Illinois, the
following described Real Estate situated in
the County of Cook, in the State of Illinois, to
wit:

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO.

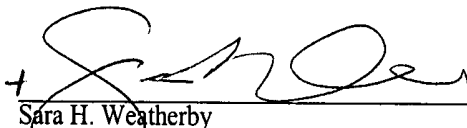
Subject to: Real Estate taxes for the year 2004 and subsequent years; covenants, conditions and restrictions of record; terms, provisions, covenants and conditions of Declaration of Condominium and all amendments thereto; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration of Condominium.

Real Estate Tax Number: 11-30-106-039-1051

Address of Real Estate: 408 Ridge, Unit 172, Evanston, Illinois 60202

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 as tenants by the entirety forever.

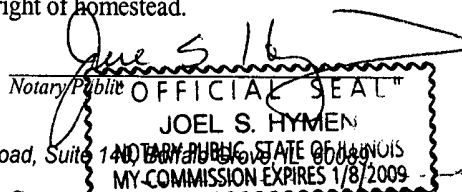
DATED this 11th day of March, 2005

 (SEAL)
Sara H. Weatherby

STATE OF ILLINOIS }
COUNTY OF LAKE } SS

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that SARA H. WEATHERBY, single, 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 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.

Given under my hand and official seal this 11th day of March, 2005



This instrument was prepared by JOEL S. HYMEN, 750 W. Lake Cook Road, Suite 140, Lake Cook, Illinois 60064

MAIL TO:

K.O. MEEHAN
GOULD & RATNER
222 N. LASALLE ST., SUITE 800
CHICAGO, IL 60601

SEND SUBSEQUENT TAX BILL TO:

J. CHRISTOPHER MARTIN
1725 BRUMMEL
EVANSTON, IL 60202

3LC

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CITY OF EVANSTON
Real Estate Transfer Tax
City Clerk's Office

016988


PAID MAR 11 2005 MOUNT \$ 610⁰⁰~~XX~~

Agent MPM

Property of Cook County Clerk's Office

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



MAR. 18. 05


000007285

REAL ESTATE TRANSFER TAX
0006.100
FP 103019

REVENUE STAMP

STATE TAX

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX



MAR. 18. 05

0000000195

REAL ESTATE TRANSFER TAX
00122.00
FP 103020

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

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**HYMEN AND BLAIR, P.C. As An Agent For
Fidelity National Title Insurance Company
1941 Rohlwing Road Rolling Meadows, IL 60008**

ALTA Commitment Schedule A1

File No.: RTC39906

Property Address: 408 RIDGE UNIT 172,
EVANSTON IL 60202

Legal Description:

UNIT NUMBER 17-2, IN ST. FRANCIS COURTS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 2, 3, 4, 5, 6 AND 7 IN WHYTE AND BELL CONSTRUCTION COMPANY'S RESUBDIVISION OF THE SOUTH 8 FEET OF LOT 1; LOTS 2 TO 31, BOTH INCLUSIVE, IN BLOCK 2; LOTS 5 TO 32, BOTH INCLUSIVE, IN BLOCK 5 AND LOT 3 IN BLOCK 6 IN AUSTIN'S RIDGE SUBDIVISION, IN SOUTH EVANSTON, IN SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF RIDGE ROAD, ACCORDING TO SAID SUBDIVISION, RECORDED AS DOCUMENT NUMBER 7880166, DATED APRIL 13, 1923; WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 24569776 AS AMENDED BY DOCUMENT NUMBER 24791554; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Permanent Index No.: 11-30-106-039-1051