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SPECIAL WARRANTY DEED

Doc#: 1333026063 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/28/2013 12:03 PM Pg: 1 of 3

MAIL TO:

Theodore Tepas
1503 Oak Unit 312
Evanston, Illinois 60201

NAME & ADDRESS OF TAXPAYER:

Theodore Tepas
1503 Oak Unit 312
Evanston, Illinois 60201

Above Space for Recorder's Use Only

THIS SPECIAL WARRANTY DEED, is made as of the 21st day of October, 2013 between Rotary International, an Illinois not for profit corporation ("Grantor") to and in favor of Theodore Tepas and Susan Tepas, Husband and Wife, as joint tenants with rights of survivorship ("Grantee"). *Living Trust dated May 15, 2013

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and No Dollars and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the Grantee and to its heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described in Exhibit A attached hereto and by this reference made a part hereof, together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, or in and to the above described premises, with the hereditaments and appurtenances;

TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the Grantee, as joint tenants with rights of survivorship forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with Grantee, its successors and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to the matters set forth in Exhibit B attached hereto and made a part hereof.

BOX 333-CD

REC'D
11/28/13
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CHICAGO TITLE INSURANCE COMPANY
 COMMITMENT FOR TITLE INSURANCE
 SCHEDULE A (CONTINUED)

ORDER NO.: 1401 008935972 D1



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

UNIT NO. 312 AND G29, IN OAK COURT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 3 AND 4 IN OWNER'S SUBDIVISION OF LOTS 8 TO 12, BOTH INCLUSIVE, IN A. J. BROWN'S SUBDIVISION OF THE WEST 244 FEET OF BLOCK 54 IN THE ORIGINAL VILLAGE (NOW CITY) OF EVANSTON, IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25607165 TOGETHER WITH ITS UNDIVIDED 1.90 PERCENTAGE INTEREST IN THE COMMON ELEMENTS

Property Address: 1501 Oak Ave, unit 312, Evanston IL 60201

PINs: 11-18-315-017-1039 and

11-18-315-017-1098

REAL ESTATE TRANSFER		11/11/2013
	COOK	\$175.00
	ILLINOIS:	\$350.00
	TOTAL:	\$525.00

11-18-315-017-1039 | 20131001605103 | XMR9KV