### **UNOFFICIAL COPY**

#### WARRANTY DEED

For Ten Dollars in hand paid and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Margaret W. Fohn, a married woman (the "Grartor"), whose mailing address is 713 Locust Road, Wilmette, IL 60091, hereby conveys and warrants to



Doc#: 1403034097 Fee: \$42.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Affidavlt Fee: \$2.00 Karen A.Yarbrough

Cook County Recorder of Deeds
Date: 01/30/2014 02:13 PM Pg: 1 of 3

Margaret W. Fohn, as Trustee of the Margaret W. Fohn Trust dated May 10, 2001, as amended and restated, and her successors in trust (the "Grantee"), whose mailing address is 713 Locust Road, Wilmette, IL 60091, the following described real estate (the "Property") situated in the County of Cook, State of Illinois, to wit:

LOT 1 IN BRANDT'S SUBDIVISION OF THE EAST 208.0 FEET (EXCEPT THE SOUTH 50 FEET THEREOF) OF THE SOUTH 5 ACRES OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 05-32-120-010-0000

Property Address: 713 Locust Road, Wilmette, IL 60091

To have and to hold in fee simple absolute forever.

Together with all rights and appurtenances in any manner appertaining or belonging to the Property; but subject to covenants, conditions, easements and restrictions of record and general real estate taxes not yet due and payable; and hereby releasing and waiving all rights under the Homestead Exemption Laws of the State of Illinois.

This Transaction is EXEMPT from transfer tax under the provisions of paragraph (e), Section 31-45 of the Real Estate Transfer Tax Law.

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# **UNOFFICIAL COPY**

IN WITNESS WHEREOF, the Grantor has executed and delivered (and Grantee has received and accepted) this Warranty Deed as of this 20day of December, 2013.

The undersigned, Steven S. Fohn, being the spouse of the Grantor, hereby jains in the execution of this Warranty Deed for the purpose of releasing and waiving any and all homestead rights he may have in the Property under the laws of the State of Illinois or otherwise.

STATE OF ILLINOIS

COUNTY OF COOK

The foregoing instrument was acknowledged before me on this  $20^{th}$  of December. 2013 by Marca in T. day of December, 2013, by Margaret W. Fohn and Steven S. Fohn.

(SEAL)

()FFICIAL SEAL

This Deed was prepared by and after recording mail to:

BELL & ANDERSON LLC Attn: Michael H. Allen 135 S. LaSalle Street, Suite 2350 Chicago, IL 60603 (312) 606-2681

Send subsequent tax bills to: Margaret W. Fohn, as Trustee 713 Locust Road Wilmette, IL 60091

Village of Wilmette

EXEMPT

Real Estate Transfer Tax

JAN 17 2014

Exempt - 10642

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# **UNOFFICIAL COPY**

#### STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated <u>Secember 20, 20/3</u>	
	Signature: Muhael H Marias agent Grantor or Agent
Subscribed and sworn to before rie  By the said Michael H. Allen  This 20th, day of December , 2013  Notary Public Mart L. Mary	OFFICIAL SEAL BRENT L BARRINGER NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:02/17/15
assignment of beneficial interest in a land trust is foreign corporation authorized to do business or partnership authorized to do business or acquire a	at the name of the grantee shown on the deed or seither a natural person, an Illinois corporation or acquire and hold title to real estate in Illinois, a and hold title to real estate in Illinois or other entity as or acquire title to real estate under the laws of the
Date <u>December 20, 2013</u> Si	gnature: Muhach H. Ml., as Grantee or A gent agent
Subscribed and sworn to before me  By the said Michael H. Allen  This 20 <sup>th</sup> , day of December, 2013  Notary Public March 2013	OFFICIAL SEAL BRENT L BARRINGER NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:02/17/15
Note: Any person who knowingly submits a false s be guilty of a Class C misdemeanor for the first off offenses.	statement concerning the identity of a Grantee shall fense and of a Class A misdemeanor for subsequent

(Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section

4 of the Illinois Real Estate Transfer Tax Act.)