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This document prepared by: Ryan Krueger Name: Firm/Company: Law Office of Ryan Krueger

Address: 4747 W. Peterson Avenue

Suite 300

City, State, Zip: Chicago, Illinois 60646

Phone: 312-498-4586

1405926058 Fee: \$64.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00 Affidavit Fee: \$2,00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 02/28/2014 12:40 PM Pg: 1 of 3

Above This Line Reserved For Official Use Only-10-12-321-014-0000

(Parcel Identification Number)

WARRANTY DEED

THE GRANTOR SNL Realty, LLC, 22 Illinois Limited Liability Company, for valuable consideration of ten dollars (\$10.00), and ther good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby convey and warrant unto Evolution Home Builders LLC, an Illinois Limited Liability Company, with a current address of 6160 N. Cicero Avenue, Suite 100, Chicago, Illinois 60646, hereinafter "Grantee", the following real estate, together with all mip ovements located thereon, lying in the County of Cook, State of Illinois, to-wit:

LOT 7 IN BLOCK 2 IN COMMONS AND BEST'S ADDITION TO EVANSTON IN THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK **COUNTY, ILLINOIS**

COMMONLY KNOWN AS 2216 PAYNE STREET, EVANSTON, ILLINO 3 60201.

Hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois. Subject to all easements, rights-of-way and protective covenants of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

Grantor does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.



UNOFFICIAL COP

WITNESS Grantor's hand this 28th day of January, 2014.

Realty LLC, by Scott Gottlieb,

as Managing Member

STATE OF LU NOIS COUNTY OF COOK

I, the undersigned, a No ary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Scott Getlieb personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, lealed and delivered this 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 notarial seal this 25.4 day of January, 2014

OFFICIAL SEAL MARY ANNE DIVINA Notary Public - State of Illinois My Commission Expires Mar 7, 2016

Noway Public

REAL ESTATE TRANSFER 02/11/2014 COOK \$0.00 it LINOIS: \$0.00 TOTAL: \$0.00

10-12-321-014-0000 | 201401)1606169 | 95HECQ

MAIL DEED, AFTER RECORDING, TO:

Law Office of Ryan Krueger 4747 W. Peterson Avenue, Suite 300 Chicago, Illinois 60646

SEND FUTURE TAX BILLS TO:

Evolution Home Builders LLC 6160 N. Cicero Avenue, Suite 100 Chicago, Illinois 60646

EXEMPT UNDER PROVISIONS OF PARAGRAP SECTION 4,

REAL ESTATE TRANSFER ACT

Signature of Buyer, Seller or Representative.

CITY OF EVANSTON EXEMPTION

CITY CLERK

DATE

1405926058D Page: 3 of 3



Real Estate Transfer Tax Act.)

Phone: (773)481-7589 Fax: (866)425-8271

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.
acquire title to real estate under the laws of the State of Illinois. Dated
Subscribed and sworn to before me by the said Signal Roll Roll Roll Roll Roll Roll Roll Ro
Dated 1/3 (14 Signature Grantor or Agent
Subscribed and sworn to before me by the said Notary Public day of Jan Community Public Any person who knowlingly submits a false statement concerning the identity of the grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois