

UNOFFICIAL COPY

142  
17 HLTC 19SDSK  
WARRANTY DEED

CT

Doc#. 1724146166 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/29/2017 10:23 AM Pg: 1 of 3

Dec ID 20170801606422  
ST/CO Stamp 0-295-924-672 ST Tax \$210.00 CO Tax \$105.00

**THE GRANTORS**

**MICHAEL BERNARD  
and MARIE FERN**

(The space above for Recorder's use only)

of the City of Evanston, County of Cook, State of Illinois, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, **CONVEYS** and **WARRANTS** to RYAN JOHNSON, ABIGAIL DURNETT and ROBERT JOHNSON, IN JOINT TENANCY in the following described Real Estate situated in Cook County, Illinois, commonly known 121 CALLAN AVE - 3S, EVANSTON, ILLINOIS 60202 legally described as:

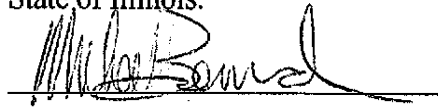
**SEE ATTACHED LEGAL**

**PIN NUMBER 1130-210-037-1003**

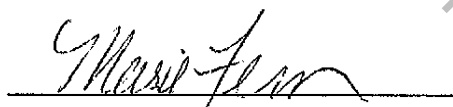
**121 CALLAN AVE - 3S, EVANSTON, IL 60202**

**SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; and general real estate taxes for 2017 and subsequent years.**

Hereby releasing and waiving all rights under and by the Homestead Exemption Laws of the State of Illinois.



**MICHAEL BERNARD**



**MARIE FERN**

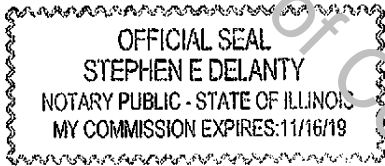
Dated this 25 day of August, 2017.

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STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MICHAEL BERNARD and MARIE FERN personally known to me to be the same persons whose names subscribed in the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as their 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 25 day of August 2017



*[Signature]*  
\_\_\_\_\_  
NOTARY PUBLIC  
Commission expires 11-16-19

This instrument was prepared by: Steve Delanty, 515 Davis Street, Evanston, Illinois 60201

MAIL TO:  
Abigail Durnett and  
Ryan JOHNSON  
121 Callan Ave, Unit 3S  
Evanston, IL 60202

SEND SUBSEQUENT TAX BILLS TO:  
Abigail Durnett and Ryan JOHNSON  
121 Callan Ave., Unit 3S  
Evanston, IL 60202

OR

Recorder's Office Box No. \_\_\_\_\_

CITY OF EVANSTON 032073  
Real Estate Transfer Tax  
City Clerk's Office  
08/24/2017  
AMOUNT \$ 1050.00  
Agent LB

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

Order No.: 17HLTC19SDSK

**For APN/Parcel ID(s): 11-30-210-037-1003**

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PARCEL 1: UNIT NUMBER 3S IN CALLAN PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL), LOTS 22 AND 23 IN BLOCK 2 IN NILES HOWARD TERMINAL ADDITION, BEING A SUBDIVISION OF SOUTH 6.25 CHAINS (412 1/2 FEET) OF THAT PART OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN ENTERPRISE BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 17, 2002 AND KNOWN AS TRUST NUMBER 2013 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 0327339090; TOGETHER WITH AN UNDIVIDED 17.00 PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY).

PARCEL 2: THE EXCLUSIVE RIGHT TO USE PARKING SPACE 1, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0327339090, IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office