

UNOFFICIAL COPY

Doc#. 1727746141 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/04/2017 09:29 AM Pg: 1 of 2

Dec ID 20170901629023
ST/CO Stamp 2-066-061-248 ST Tax \$590.00 CO Tax \$295.00

CT

102
17PNW038078K

WARRANTY DEED

(Tenancy in Common)

The Grantors, FREDERICK L. OLSEN and BARBARA L. PETERS, husband and wife, not in a Civil Union, of the City of Evanston, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) in hand paid, CONVEY AND WARRANT to GEORGE HUNT, not married, not in a Civil Union, a Seventy Five Percent (75%) undivided interest, and to ~~PAM~~ TREACY, not married, not in a Civil Union, a Twenty Five Percent (25%) undivided interest, residing at 2500 Green Bay Rd., Apt. 203, Evanston, IL 60201, as TENANTS IN COMMON, not in Joint Tenancy, in the following described Real Estate located in Cook County, Illinois:

PARCEL 1:

UNIT NUMBER 2-SW IN 1319-1323 MAPLE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL A:

THE NORTH 50 FEET (EXCEPT THE EAST PART TAKEN FOR AN ALLEY), OF THE SOUTH 273 FEET OF THE WEST 1/2 OF BLOCK 41 IN EVANSTON, IN PART OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART TAKEN FOR STREET), IN COOK COUNTY, ILLINOIS.

PARCEL B:

THE SOUTH 60 FEET (EXCEPT THE EAST PART THEREOF TAKEN OR USED FOR ALLEY) OF THE NORTH 217 FEET OF THE WEST HALF OF BLOCK 41 IN EVANSTON IN TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THAT PART OF THE WEST 1/2 OF BLOCK 41 IN EVANSTON LYING SOUTH OF THE SOUTH LINE OF THE NORTH 217.00 FEET; LYING NORTH OF THE NORTH LINE OF THE SOUTH 273.00 FEET; LYING EAST OF THE EAST RIGHT OF WAY OF MAPLE AVENUE AND LYING WEST OF THE WEST LINE OF THE EAST PART TAKEN FOR AN ALLEY IN PART 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 TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1409418000 TOGETHER WITH ITS UNDIVIED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

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PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NUMBER P-1 AND P-2 AS LIMITED COMMON ELEMENTS, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND SURVEY ATTACHED THERETO, RECORDED AS DOCUMENT NUMBER 1409418000.

PIN: 11-18-328-019-1003

Address: 1319 Maple Ave., Unit 2-SW, Evanston, IL 60201

Subject to covenants, conditions, and restrictions of record; public and utility easements; condominium declaration and bylaws; and general taxes for the year 2017 and subsequent years.

Grantors hereby waive Homestead Rights.

Dated: September 29, 2017

Frederick L. Olsen
FREDERICK L. OLSEN

Barbara L. Peters
BARBARA L. PETERS

State of Illinois, County of Cook, SS. The undersigned, a Notary Public in Cook County, Illinois, DOES HEREBY CERTIFY that FREDERICK L. OLSEN and BARBARA L. PETERS, personally known to me to be the same person shown as Grantors in this Warranty Deed, appeared before me in person on this day and signed and delivered this Warranty Deed.

September 29, 2017

[Signature]
Notary Public
[SEAL]



This Warranty Deed was prepared by Attorney Carlos A. Saavedra, 1007 Church St., Suite 101, Evanston, IL 60201.

NOTARIAL RECORD DELIVERED TO NOTARY'S EMPLOYER, AN ATTORNEY-AT-LAW.

AFTER RECORDING, MAIL TO:

Christopher W. Cramer
Erickson Peterson Cramer
100 North Field Dr. Ste 320
Lake Forest, IL 60045

MAIL SUBSEQUENT TAX BILLS TO:

George Hunt
1319 Maple Ave. Unit 2-SW
Evanston, IL 60201

CITY OF EVANSTON 032167

P.A.L. Real Estate Transfer Tax
City Clerk's Office

09.28.2017

AMOUNT \$ 2,950.00

Agent *DK*