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196NW 338191SK 197

WARRANTY DEED
(Individual to Individual)



(ILLINOIS)
PAGE 1:

Doc#: 1910757101 Fee: \$50.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 04/17/2019 10:44 AM Pg: 1 of 2

Dec ID 20190401642964
ST/CO Stamp 2-020-060-064 ST Tax \$280.00 CO Tax \$140.00

THE GRANTORS, Christopher Patrick and Ellen Patrick, husband and wife, of the Town of Flower Mound, County of Denton, State of Texas, for and in consideration of - TEN - DOLLARS, (\$10.00) in hand paid, CONVEYS and WARRANTS to GRANTEE, KATHERINE TUCKER TRIPPI, of 2427 Payne, Evanston, IL 60201, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1:

UNIT 209 IN THE CENTRAL PARK CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:
LOTS 63 TO 70, BOTH INCLUSIVE, IN WESTERLAWN, A SUBDIVISION OF LOTS 9, 10, 11 AND 12 IN THE COUNTY CLERK'S DIVISION IN THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 33, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 17, 1915 AS DOCUMENT 5772065 IN COOK COUNTY, ILLINOIS;
WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 00385437; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 22 AND STORAGE SPACE 22, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT 'A' TO THE AFORESAID DECLARATION, AS AMENDED FROM TIME TO TIME.

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

TO HAVE AND TO HOLD said premises, forever.

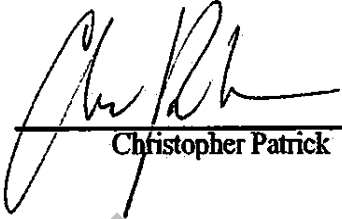
Subject To: general real estate taxes not due and payable at the time of Closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current uses and enjoyment of the Real Estate; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of Closing of general assessments established pursuant to the Declaration of Condominium.

Permanent Index Number: 05-33-427-030-1009

Address (es) of Real Estate: 2951 Central Street, Unit 209, Evanston, IL 60201

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DATED April 1, 2019



Christopher Patrick



Ellen Patrick

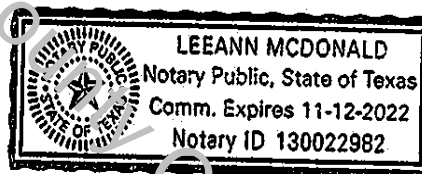
State of TEXAS, County of DALLAS ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Christopher Patrick and Ellen Patrick, personally known to me to be the same persons whose names are subscribed to the forgoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary acts, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and seal, this 1st April, 2019



NOTARY PUBLIC



MAIL TO:
Lincoln Street Law, P.C.
1528 Lincoln Street
Evanston, IL 60201

SEND SUBSEQUENT TAX BILLS TO:
Katherine Tucker Trippi
2951 Central Street, Unit 209
Evanston, IL 60201

This instrument prepared by: **Central Law Group**
2822 Central Street, Evanston, IL 60201
847-866-0124

032266
CITY OF EVANSTON
PAID Real Estate Transfer Tax
04.10.2019 AMOUNT \$ 1,400.00
Agent 