



1928006122

Doc# 1928006122 Fee \$81.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/07/2019 02:36 PM PG: 1 OF 4

AFFIDAVIT AS TO ORIGINAL DOCUMENT

State of Illinois)
County of Cook) ss.

WITNESSETH, that the affiant, **Margarita Montoya**, under oath and being fully advised as to the premises and circumstances, and being of sound mind and of legal age, and in reference to title to the premises, legally described as follows; to-wit:

LEGAL: SEE ATTACHED EXHIBIT "A"

PIN: 10-12-409-020-0000

ADDRESS: 2211 Dodge Ave Evanston, IL 60201

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

Does hereby affirmatively states that the Warranty Deed attached hereto is a true and exact copy of the original document from our file which was executed by the parties, as the original has been lost. This document is being recorded for the purposes of placing a notice of said document in the public records.

FURTHER, Affiant say not.

Margarita Montoya

Margarita Montoya

STATE OF ILLINOIS) SS
COUNTY OF Cook)

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DO HEREBY CERTIFY THAT Margarita Montoya, BEING PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME WAS SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS DAY IN PERSON, AND ACKNOWLEDGED THAT HE SIGNED AND DELIVERED THE SAID INSTRUMENT AS HIS FREE AND VOLUNTARY ACT, FOR THE USES AND PURPOSES THEREIN SET FORTH.

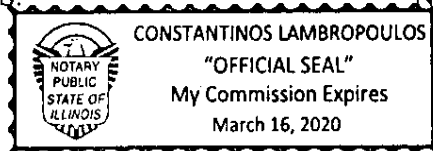
GIVEN UNDER MY HAND AND OFFICIAL SEAL, THIS 1st of October 2019

[Signature]

NOTARY PUBLIC

Stewart Title Company
700 E Diehl Rd
Suite 180
Naperville, IL 60563

MY COMMISSION EXPIRES:



S N
P 4
S =
M =
SC Y
E =
INT JB

530479
1 of 2

UNOFFICIAL COPY

WARRANTY DEED Statutory (Illinois)

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

unmarried woman

THE GRANTOR, Randi Altman[^], for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS, TRANSFERS and WARRANTS to Lauren Harms, individually, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**FOR LEGAL DESCRIPTION
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

Property Address: 2211 Dodge Avenue, Evanston, Illinois 60201
P.I.N. 10-12-409-029-0000

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year of 2019.

****THIS IS NOT HOMESTEAD PROPERTY**

REAL ESTATE TRANSFER TAX		02-Oct-2019	
COUNTY:	242.50	ILLINOIS:	485.00
TOTAL:	727.50		
10-12-409-029-0000		20190901600806 1-099-754-080	

ACKNOWLEDGEMENTS TO FOLLOW

030686

CITY OF EVANSTON
Real Estate Transfer Tax

PAID SEP 25 2019 AMOUNT \$ 2425.00

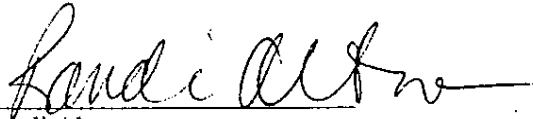
Agent LB

Handwritten notes and signatures on the left margin.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Dated this 19 day of September, 2019

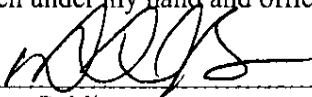


Randi Altman

STATE OF MARYLAND }
COUNTY OF KENT } ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Randi Altman, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 19 day of ~~September~~ 2019.



Notary Public

Daniel David Bones
NOTARY PUBLIC
Kent Co. MD.
Commission Expires 2-22-23

**THIS INSTRUMENT
PREPARED BY:**

Seth A. Kaplan, Esq.
Rudolph Kaplan LLC
20 North Clark St., Suite 2500
Chicago, IL 60602

**WHEN RECORDED
RETURN TO:**

Lauren E. Harms
5928 N. Avondale Ave.
Chicago, Illinois 60631

**SEND FUTURE TAX
BILLS TO:**

Lauren E. Harms
5928 N. Avondale Ave.
Chicago, IL 60631
*grantee address

UNOFFICIAL COPY**ALTA COMMITMENT FOR TITLE INSURANCE
SCHEDULE A**

ISSUED BY
STEWART TITLE GUARANTY COMPANY

Exhibit A - Legal Description**PARCEL 1:**

THAT PART OF LOT 3 DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 3; THENCE SOUTHERLY ALONG THE WEST LINE OF SAID LOT 3, 23.44 FEET; THENCE EAST ON A LINE PARALLEL TO THE NORTH LINE OF SAID LOT 3, 39.86 FEET TO THE WEST FACE OF A 2 STORY AND BASEMENT FRAME BUILDING, AND THE PLACE OF BEGINNING OF THE HEREIN DESCRIBED TRACT OF LAND; THENCE SOUTH ALONG THE EXTERIOR FACE OF SAID BUILDING, 0.30 FEET; THENCE WEST, 1.15 FEET; SOUTH 0.50 FEET; THENCE EAST 0.35 FEET; THENCE SOUTH, 17.27 FEET TO A CORNER OF SAID BUILDING, SAID CORNER BEING 38.91 FEET EAST OF THE WEST LINE AND 5.16 FEET NORTH OF THE SOUTH LINE OF SAID LOT 3; THENCE EAST, 47.66 FEET TO A CORNER OF SAID BUILDING, SAID CORNER BEING 5.16 FEET NORTH OF THE SOUTH LINE OF SAID LOT 3; THENCE NORTHEASTERLY 5.75 FEET TO A POINT 9.21 FEET NORTH OF THE SOUTH LINE AND 90.67 FEET EAST OF THE WEST LINE OF SAID LOT 3; THENCE NORTH 13.22 FEET; THENCE EAST 2.02 FEET; THENCE NORTH 0.47 FEET; THENCE WEST 1.05 FEET; THENCE NORTH 0.33 FEET TO THE CENTER LINE OF PARTY WALL SAID CENTER LINE BEING 23.44 FEET SOUTH OF THE NORTH LINE OF SAID LOT 3; THENCE ALONG THE CENTER LINE OF SAID PARTY WALL, 51.87 FEET TO THE PLACE OF BEGINNING, ALL IN MCCORMICK SQUARE RE SUBDIVISION OF LOTS 12, 13 AND 14 IN PAYNE'S ADDITION TO EVANSTON, IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 12, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THE NORTH 1/2 OF VACATED NOYES STREET LYING SOUTH OF AND ADJOINING SAID LOTS IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR THE TOWNHOMES OF MCCORMICK SQUARE RECORDED AS DOCUMENT NUMBER 25351786.