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19GNW442017NB

CB 1054

WARRANTY DEED

AFTER RECORDING MAIL TO:

Carin Frucci
2045 Winnetka Ave.
Northfield, IL
60093

MAIL REAL ESTATE TAX BILL TO:

John Frucci and Carin Frucci
2045 Winnetka Road
Northfield, IL 60093

Doc#. 1932362091 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds

Date: 11/19/2019 10:53 AM Pg: 1 of 3

Dec ID 20191101646597

ST/CO Stamp 0-874-613-088 ST Tax \$1,650.00 CO Tax \$825.00

THE GRANTORS: Roy F. Hebard and Mary Louise Hebard, husband and wife, of 2045 Winnetka Rd, Northfield, IL 60093 for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to John C. Frucci and Carin Frucci, husband and wife, of 319 Hibbard Rd, Winnetka, IL 60093, to have and to hold as Tenants by the Entirety, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Commonly known as: 2045 Winnetka Rd, Northfield, IL 60093
PIN: 04-24-412-028-0000

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

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not yet due and payable.

DATED this 12th day of November, 2019.

Mary Louise Hebard
Mary Louise Hebard

Roy F. Hebard
Roy F. Hebard

STATE OF IL)
COUNTY OF Cook)SS

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Mary Louise Hebard, 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

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individually acknowledged that they signed 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 12th day of November, 2019.



Susan Ruffer-Levin
Notary Public

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Roy F. Hebard, 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 individually acknowledged that they signed 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 12th day of November, 2019.



Susan Ruffer-Levin
Notary Public

NAME AND ADDRESS OF PREPARER:

Susan Ruffer Levin
Attorney at Law
790 W. Frontage Rd., Suite 718
Northfield, IL 60093

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No.: 19GNW442017NB

For APN/Parcel ID(s): 04-24-412-028-0000

THE SOUTH 282.31 FEET (EXCEPT THE WEST 154.72 FEET) OF LOT 31 OF COUNTY CLERK'S
DIVISION IN SECTION 24, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL
MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office