

UNOFFICIAL COPY

This Instrument was prepared by:
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Karen A. Yarbrough
Cook County Clerk
Date: 03/08/2021 10:47 AM Pg: 1 of 2

Dec ID 20210101612523
ST/CO Stamp 0-075-451-408 ST Tax \$1,159.00 CO Tax \$579.50

After recording, please mail to:

STEVEN N. FRITZSHA
6584 N. NW Hwy
CHICAGO, IL 60631

Mail Subsequent Tax Bills to:
Barry Solomon & Lioudmila Solomon
1118 Elmwood Ave
Evanston, IL 60202

WARRANTY DEED

Statutory (Illinois)

THE GRANTOR, **BP DEVELOPMENT LC - C**, an Illinois limited liability company, of 2232 Central Park Ave., Evanston, IL 60201, for and in consideration of TEN DOLLARS (\$10.00) and for other good and valuable consideration in hand paid, does hereby **CONVEY and WARRANT** unto **BARRY SOLOMON and LIODMILA SOLOMON**, married to each other, as Tenants by the Entirety, GRANTEES, of W3295 McDonald Road, Lake Geneva, WI. 53147, the following described Real Estate situated in the COUNTY of COOK, in the STATE of ILLINOIS, to-wit:

LOT 19 IN BLOCK 2 IN HARDIN'S ADDITION TO EVANSTON SAID ADDITION BEING A SUBDIVISION OF THE SOUTH HALF OF THE WEST 24 ACRES OF THE NORTH EAST QUARTER OF THE NORTH WEST QUARTER AND THAT PART LYING EAST OF SAME AND WEST OF RAILROAD OF SAID NORTH EAST QUARTER OF THE NORTH WEST QUARTER OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PROPERTY: 1118 Elmwood Ave., Evanston, IL 60202
Underlying PIN: 11-19-109-015-0000
New PIN: 11-19-109-036-0000

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 at the time of Closing.

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

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DATED this _____ day of February, 2021.

BP DEVELOPMENT LLC - C, an Illinois limited liability company

By: *Mary Beth Berns* (SEAL)
MARY BETH BERNS, its Managing Member

State of ILLINOIS)

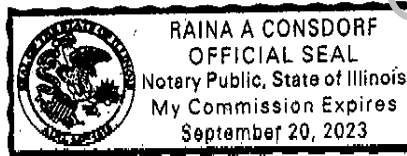
County of LAKE)

I, the undersigned, a Notary Public in and for said County, the State aforesaid, DO HEREBY CERTIFY, MARY BETH BERNS, Managing Member of BP DEVELOPMENT LLC - C, 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 she signed and delivered the said instrument, as her free and voluntary act, and as the free and voluntary act of the Company, for the uses and purposes therein set forth.

Given under my hand and official seal this _____ day of February, 2021.

RAC

NOTARY PUBLIC



034705

CITY OF EVANSTON

Real Estate Transfer Tax

PAID FEB 05 2021 AMOUNT \$ 5795.00

Agent LB