

UNOFFICIAL COPY

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WARRANTY DEED
(Individual to Individual) 1/2

(ILLINOIS)
PAGE 1:

Doc#: 2110220082 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/12/2021 07:23 AM Pg: 1 of 2

Dec ID 20210301677241
ST/CO Stamp 1-147-216-400 ST Tax \$410.00 CO Tax \$205.00

THE GRANTORS, Christopher J. Brummett and Nikki Brummett, husband and wife, of the City of Evanston, County of Cook, State of Illinois, for and in consideration of - TEN - DOLLARS, (\$10.00) in hand paid, CONVEYS and WARRANTS to GRANTEEES, JOSEPH BOULEY AND TANYA BOULEY, husband and wife, of 215 W. Washington #2901, Chicago, IL 60606, not as tenants in common, and not as joint tenants, but as tenants by the entirety, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1:

UNITS 303, P-1 AND P-5 IN THE CORNERSTONE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND:

PARTS OF LOT A IN SCHROEDER'S CONSOLIDATION, BEING A CONSOLIDATION OF LOTS 1 AND 2 IN BLOCK 7 IN KEENEY AND RINN'S ADDITION TO EVANSTON, IN SECTIONS 19 AND 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN;
WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1013231001 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR SUPPORT, INGRESS AND EGRESS, AND ACCESS TO PARKING, AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND RECIPROCAL EASEMENTS RECORDED MAY 12, 2010 AS DOCUMENT 1013231001

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, not as tenants in common, and not as joint tenants, but as tenants by the entirety, 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: 11-19-406-026-1011, 11-19-406-026-1016 and 11-19-406-026-1020
Address (es) of Real Estate: 645 Custer Avenue, Unit 303, P-1, P-5, Evanston, IL 60202

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DATED: March 21, 2021

Christopher J. Brummett
Christopher J. Brummett

Nikki Brummett
Nikki Brummett

State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Christopher J. Brummett and Nikki Brummett, 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 3/21/21

[Signature]
NOTARY PUBLIC



MAIL TO:
Benjamin W. Wong & Assoc. Ltd.
2615 N. Sheffield Avenue
Chicago, IL 60614

Mail to
SEND SUBSEQUENT TAX BILLS TO:
Joseph Bouley and Tanya Bouley
645 Custer Avenue, Unit 303
Evanston, IL 60202

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

034850

CITY OF EVANSTON

Real Estate Transfer Tax

PAID MAR 25 2021 AMOUNT \$ 2050.00

Agent LB