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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2116628009 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/15/2021 09:08 AM Pg: 1 of 3

Dec ID 20210401611429
ST/CO Stamp 0-358-098-192 ST Tax \$1,154.00 CO Tax \$577.00

CT215700876NB

10F

THE GRANTOR(S) Daniel Benson and Claire Monty of the City of Evanston, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to mugwa den Llc (GRANTEE'S ADDRESS) 1025 Sherman Ave., Evanston, Illinois 60202

of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO: General real estat taxes for 2020 (second installment) and subsequent years; covenants, conditions, and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

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

Permanent Real Estate Index Number(s): 11-19-409-004-0000
Address(es) of Real Estate: 729 Judson Ave., Evanston, Illinois 60202

Dated this 5 day of 20 2021

[Signature]

Daniel Benson

[Signature]

Claire Monty

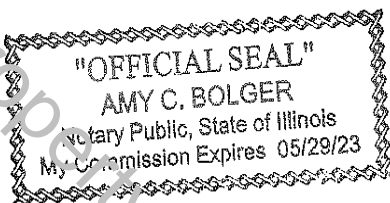
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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Daniel Benson and Claire Monty

personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed 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 7 day of 5/20/21



[Signature] (Notary Public)

Prepared By: Jeffrey Goldberg
1811 Ridgeway Rd
Highland Park, IL 60035

Mail To:
mugwa den Llc
729 Judson Ave.
Evanston, Illinois 60202

Name & Address of Taxpayer:
mugwa den Llc
729 Judson Ave.
Evanston, Illinois 60202

0036104

CITY OF EVANSTON

REAL ESTATE TRANSFER TAX

DATE: PAID MAY 20 2021

AMOUNT: \$5840.00 Agent: LB

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No.: 21ST00876NB

For APN/Parcel ID(s): 11-19-409-004-0000

Lot 5 and the North 10 feet of Lot 6 in Block 4 in Kedzie and Keeney's Addition to Evanston, in Section 19, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office