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WARRANTY DEED

AFTER RECORDING MAIL TO:

Ms. Betsy Lane
Attorney at Law
Lane Law Associates
1234 Sherman Ave., Ste. 201
Evanston, IL 60202

Doc#: 2118242081 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/01/2021 10:24 AM Pg: 1 of 2

Dec ID 20210601672562
ST/CO Stamp 0-371-272-976 ST Tax \$260.00 CO Tax \$130.00

(Reserved for Recorders Use Only)

MAIL REAL ESTATE TAX BILL TO:

Adrian Walters and Rachel Walters
238 Lee St., Unit 2
Evanston, IL 60202

THE GRANTOR: Samuel B. Paulsen, married to **Erica Paulsen**, of **238 Lee St., Unit 2, Evanston, IL 60202**, for and in consideration of **TEN AND 00/100THS (\$10.00) DOLLARS** and other good and valuable consideration in hand paid, **CONVEYS AND WARRANTS to Adrian J. Walters and Rachel Walters**, husband and wife, of **1106 Hull Terrace, Evanston, IL 60202**, 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:

UNIT 238-2 IN FOREST LEE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1 AND 2 IN BLOCK 2 IN THE RESUBDIVISION OF BLOCKS 4 AND 5 IN GIBBS, LADY AND GEORGE'S ADDITION TO EVANSTON IN SECTION 19, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0404931058, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Commonly known as: **238 Lee St., Unit 2, Evanston, IL 60202**
PIN: **11-19-223-032-1009**

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

SUBJECT TO: General taxes for second installment 2020 and subsequent years and covenants and restrictions of record, building lines and easements, if any, terms, provisions, covenants and conditions of the Declaration of Condominium / Covenants, Conditions, and Restrictions and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium / Covenants, Conditions and Restrictions 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 / Covenants, Conditions and Restrictions

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DATED this 16th day of June, 2021.

Samuel B. Paulsen
SAMUAL B. PAULSEN

Erica Paulsen
ERICA PAULSEN, waiver of homestead

STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **Samuel B. Paulsen and Erica Paulsen**, 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 he/she signed and delivered the said instrument as his/her 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 16th day of June, 2021.



Katherine Schaefer O'Malley
Notary Public

NAME AND ADDRESS OF PREPARER:

Katherine O'Malley
Attorney at Law
1528 Lincoln St.
Evanston, IL 60201

0036265

CITY OF EVANSTON

REAL ESTATE TRANSFER TAX

DATE: PAID JUN 16 2021

AMOUNT: \$ 1300.00 Agent: LB