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Doc# 2122325292 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/11/2021 01:39 PM Pg: 1 of 3

Dec ID 20210801623676
ST/CO Stamp 1-237-927-696 ST Tax \$408.50 CO Tax \$204.25

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Nancy Castro
2617 W. Farragut Ave., Unit 2E
Chicago, IL 60625

(The Above Space for Recorder's Use Only)

THE GRANTOR Nancy Castro, a single person, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Jennifer Werner of 1471 Plum Tree Road, Bettendorf, IL 52722, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 10-24-425-035-0000
Property Address: 540 Dewey Ave., Evanston, IL 60202

SUBJECT TO: General Real Estate Taxes for 2020 and subsequent years; building setback lines; easements for public utilities; terms, covenants, conditions, and restrictions of record. 2020 and subsequent years; building setback lines; easements for public utilities; terms, covenants, conditions, and restrictions of record.

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

Dated this 5th day of August, 2021.

Nancy Castro
Nancy Castro

031751
CITY OF EVANSTON
Real Estate Transfer Tax
PAID AUG 05 2021
AMOUNT \$ 2045.00
Agent LB

AFTER RECORDING, MAIL TO:

SATURN TITLE, LLC
1030 W. HIGGINS RD.
SUITE 365
PARK RIDGE, IL 60068

2129810

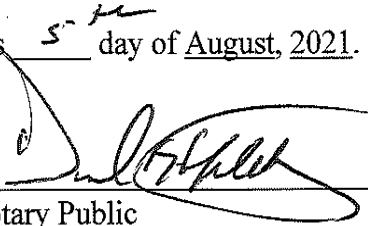
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STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Nancy Castro 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 signed, sealed and delivered in the instrument as 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 notarial seal, this 5th day of August, 2021.



 Notary Public



THIS INSTRUMENT PREPARED BY
 Daniel F. Hofstetter, Ltd.
 161 N. Clark Street, Suite 1600
 Chicago, IL 60601

MAIL TO:

Marc D. Engel
 Clark Hill
 130 E. Randolph St., Suite 3900
 Chicago, IL 60601

SEND SUBSEQUENT TAX BILLS TO:

Jennifer Werner
 540 Dewey Ave.
 Evanston, IL 60202

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EXHIBIT A LEGAL DESCRIPTION

LOT 9 AND THE EAST 3 FEET OF LOT 8 IN STANLEY J. PIOTROWICZ ADDITION TO EVANSTON, BEING A SUBDIVISION OF THAT PART LYING WEST OF THE EAST LINE OF DEWEY AVENUE PRODUCED OF THE NORTH QUARTER OF THE SOUTH 4/9 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office