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BT2210021-01141 (F) 1g2
WARRANTY DEED

Doc# 2123613035 Fee \$93.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/24/2021 11:49 AM PG: 1 OF 3

Name and address of Grantee (and send future tax bills to):

Katherine E. Agonis
2209 Dodge Ave
EVANSTON, IL 60201

This deed was prepared by

Barbara B. Goodman
Attorney at Law
555 Skokie Boulevard, Suite 250
Northbrook, Illinois 60062
847-317-0282

After recording, please mail to:

Katherine E. Agonis
2209 Dodge Ave
EVANSTON, IL 60201

The Grantors, **DENNIS GLENN AND EILEEN H. GLENN, husband and wife**, of the City of Evanston, County of Cook, State of Illinois, for and in consideration of Ten Dollars, and other good and valuable consideration in hand paid, convey and warrant to Grantee, **KATHERINE E AGONIS**, of 2017 Harrison #1, Evanston, IL 60201, the Real Estate described below, situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

PARCEL 1: THAT PART OF LOT 4 DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 4; THENCE SOUTHERLY ALONG THE WEST LINE OF SAID LOT 4, 23.35 FEET; THENCE EASTERLY ON A LINE WHICH RUNS EASTERLY 111.15 FEET TO A POINT 22.71 FEET SOUTH OF THE ANGLE POINT IN THE NORTH LINE OF SAID LOT 4, A DISTANCE OF 29.88 FEET TO THE WEST FACE OF A STORY AND BASEMENT FRAME BUILDING, AND THE PLACE OF BEGINNING OF THE HEREIN DESCRIBED TRACT OF LAND; THENCE NORTH ALONG THE EXTERIOR FACE OF SAID BUILDING, 0.26 FEET; THENCE WEST, 1.10 FEET; THENCE NORTH, 0.50 FEET; THENCE EAST 0.35 FEET; THENCE NORTH 17.25 FEET TO A CORNER OF SAID BUILDING, SAID CORNER BEING 28.07 FEET EAST OF THE WEST LINE AND 5.11 FEET SOUTH OF THE NORTH LINE OF SAID LOT 4; THENCE EAST 47.67 FEET TO A CORNER OF SAID BUILDING WHICH IS 4.91 FEET SOUTH OF THE NORTH LINE OF SAID LOT 4; THENCE SOUTHEASTERLY, 5.75 FEET TO A POINT 9.02 FEET SOUTH OF THE NORTH LINE AND 8.04 FEET EAST OF THE WEST LINE OF SAID LOT 4; THENCE SOUTH, 13.27 FEET; THENCE EAST 2.02 FEET; THENCE SOUTH, 0.48 FEET; THENCE WEST, 1.05 FEET; THENCE SOUTH 0.33 FEET TO THE CENTER OF A PARTY WALL; THENCE WEST ALONG THE CENTER LINE OF SAID PARTY WALL, 51.99 FEET TO THE PLACE OF BEGINNING, ALL IN MCCORMICK SQUARE SUBDIVISION OF LOTS 12, 13 AND 14 IN BLOCK 3 IN PAYNE'S ADDITION TO EVANSTON, IN SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 12, TOGETHER WITH THE NORTH 1/2 OF VACATED NOYES STREET LYING SOUTH OF AND ADJOINING SAID LOTS IN COOK COUNTY, ILLINOIS

PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR THE TOWNHOMES OF MCCORMICK SQUARE RECORDED AS DOCUMENT 25351786.

Subject to: terms, provisions covenants and conditions of the Declaration of Condominium and all amendments; installments due after the date of Closing of general assessments established pursuant to the Declaration of Condominium, covenants, conditions and restrictions of record; public and utility easements; general real estate taxes not yet due and payable.

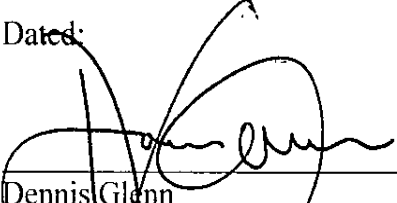
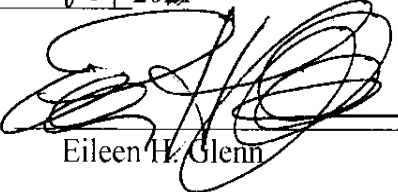
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Property address: 2209 Dodge Avenue, Evanston, IL 60201 *

Permanent real estate index number: 10-12-409-025-0000

Dated: 5/28/21

Dennis Glenn _____ Eileen H. Glenn _____

STATE OF ILLINOIS)
) ss
 COUNTY OF COOK)

I am a notary public for the County and State above. I certify that **DENNIS GLENN AND EILEEN H. GLENN**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as they appeared before me on the date below and acknowledged that they signed and delivered the 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.

Dated: 5/28/, 2021.


 Notary Public



0036170

CITY OF EVANSTON

REAL ESTATE TRANSFER TAX

DATE: PAID JUN 01 2021

AMOUNT: 42675.00 Agent: LB

REAL ESTATE TRANSFER TAX

23-Aug-2021



COUNTY:	267.50
ILLINOIS:	535.00
TOTAL:	802.50

10-12-409-025-0000

| 20210601673521 |

1-932-332-816

After Recording Return To:

Burnet Title - Post Closing
 1301 W. 22nd Street Suite 510
 Oak Brook, IL 60523

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PLAT ACT AFFIDAVIT

State of Illinois

County of Cook } SS.

D. Howell c/o Bureau Title, being duly sworn on oath, states that She resides at 1301 W. 2nd St #510 Oak Brook, IL. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;
 - OR -
 - the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.
2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easements of access.
10. The sale of a single lot of less than 5.0 acres from a larger tract when a survey is made by an Illinois registered surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land. Amended by P.A. 80-318, 1 eff. October 1, 1977.

CIRCLE THE NUMBER ABOVE WHICH IS APPLICABLE TO THE ATTACHED DEED.

Affiant further state that She makes this affidavit for the purpose of inducing the Clerk's Office of Cook County Illinois, to accept the attached deed for recording.

[Signature]

as agent

SUBSCRIBED and SWORN to before me

this 20th day of July, 2021.
[Signature]

