

UNOFFICIAL COPY

1/10 206NW 623109SK
WARRANTY DEED

AFTER RECORDING MAIL TO:

Mr. Ryan Edwards
1420 Greenwood Street
Evanston, IL 60201

Doc#: 2212621335 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/06/2022 01:28 PM Pg: 1 of 2

Dec ID 20220401684260
ST/CO Stamp 1-550-597-008 ST Tax \$715.00 CO Tax \$357.50

(Reserved for Recordors Use Only)

MAIL REAL ESTATE TAX BILL TO:

Mr. Ryan Edwards
1420 Greenwood St.
Evanston, IL 60201

THE GRANTORS: Bernard V. Foster, a/k/a Bernard W. Foster and Tamara J. Foster, husband and wife, of 1420 Greenwood St., Evanston, IL 60201, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEY AND WARRANT to RYAN EDWARDS, single person, 1164 W Madison Street, Chicago, IL, to have and to hold the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit:

LOTS 19 AND 20 (EXCEPT THE WEST 40 FEET AND EAST 80 FEET THEREOF) IN BLOCK 1 IN HITT'S ADDITION TO EVANSTON, A SUBDIVISION OF LOTS 1, 2, 3 AND 4 AND SUBDIVISION OF LOT 40 OF LOTS 5, 6, 7, 8, 9 AND 10 IN BLOCK 58 IN EVANSTON OF SECTION 13, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 1420 Greenwood St., Evanston, IL 60201
PIN: 10-13-428-003-0000


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

SUBJECT TO: General real estate taxes for second installment 2021 and subsequent years and 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 as a single-family residence.


033156
CITY OF EVANSTON
Real Estate Transfer Tax
PAID MAY 05 2022
AMOUNT \$ 3,575.00
Agent NH

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DATED this 25th day of March, 2022.



Bernard V. Foster



Tamara J. Foster

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 **Bernard V. Foster and Tamara J. Foster**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and individually acknowledged that they signed 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.

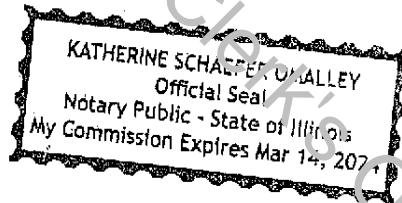
Given under my hand and official seal this 25th day of March, 2022.



Notary Public

NAME AND ADDRESS OF PREPARER:

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



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