

UNOFFICIAL COPY

Doc#: 2221412083 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/02/2022 06:54 AM Pg: 1 of 4

Dec ID 20220701688822
ST/CO Stamp 2-124-612-176 ST Tax \$1,300.00 CO Tax \$650.00

SA-1719599
TRUSTEE'S DEED 1002
Statutory (Illinois)

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

THE GRANTOR, Michael and Deborah Kaplan, as Trustees of the Kaplan Revocable Trust Dated 01-13-2015, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS, TRANSFERS and WARRANTS to Susan Feldman and Scott Feldman, wife and husband, as tenants by the entirety, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

FOR LEGAL DESCRIPTION

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

Property Address: 1570 Elmwood Ave. #1303, Evanston, IL 60201 ← *Grantee address*
P.I.N. 11-18-310-029-1083; 11-18-310-029-1106; 11-18-310-029-1107

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the years 2021 and 2022.

CITY OF EVANSTON

006393

REAL ESTATE TRANSFER TAX

DATE: PAID JUL 20 2022

AMOUNT: \$650.00 Agent: LB

ACKNOWLEDGEMENTS TO FOLLOW

UNOFFICIAL COPY

Dated this 14 day of ~~June~~, 2022
July

Michael Kaplan, Trustee

By: [Signature] (X)
Name: Michael Kaplan, Trustee

Deborah Kaplan, Trustee

By: [Signature] (X)
Name: Deborah Kaplan, Trustee

STATE OF ILLINOIS

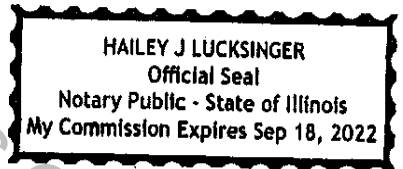
ss.

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Michael and Deborah Kaplan, 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 he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 14 day of ~~June~~, 2022.
July

[Signature]
Notary Public



THIS INSTRUMENT

PREPARED BY:

Seth Kaplan
Rudolph Kaplan, LLC
738 North Wells
Chicago, IL 60654

REAL ESTATE TRANSFER TAX

01-Aug-2022



COUNTY: 650.00
ILLINOIS: 1,300.00
TOTAL: 1,950.00

11-18-310-029-1083

| 20220701688822 | 2-124-612-176

WHEN RECORDED

RETURN TO:

Katherine D. Hart
9349 Forestview Rd.
Evanston, IL 60203

UNOFFICIAL COPY

SEND FUTURE TAX

BILLS TO:

Scott & Susan Feldman
1570 Elmwood Unit 1303
Evanston, IL 60201

Property of Cook County Clerk's Office

UNOFFICIAL COPY**ALTA COMMITMENT FOR TITLE INSURANCE
SCHEDULE A**

ISSUED BY
STEWART TITLE GUARANTY COMPANY

Exhibit A - Legal Description

Parcel 1:

Unit number 1303 and Parking Spaces G-204 and G-205 in the Winthrop Club Condominiums, as delineated on a Survey of part of the following described tract of land:

Sub-Parcel 1:

Lot 1 in Wheeler's Subdivision of the South 250 feet West of Railroad of Block 63 in Evanston, except that part of said Lot bounded and described as follows: Beginning at the Southeast corner of said Lot and running thence West on the South line of said Lot, 26.3 feet; thence Northwesterly in a straight line to a point in the North line of said Lot, 29.1 feet West of the Northeast corner of said Lot; thence East 29.1 feet to the Northeast corner of said Lot; thence Southeasterly along the East line of said Lot, 55.4 feet to the point of beginning. Lying in the Southwest 1/4 of Section 15, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois;

Sub-Parcel 2:

Lot 2 (except that part thereof conveyed to the Chicago and Northwestern Railway Company by Warranty Deed Dated February 2, 1906 and recorded February 26, 1906 as Document 382472 in Book 9336 Page 490), in Wheelers Subdivision of the South 250 feet West of Railroad in Block 63 (except that part taken for Elmwood Avenue) in Evanston in Section 18, Township 41 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Sub-Parcel 3:

The North 23 feet 8 inches (23.67 feet) of Lot 1 in Plat of Consolidation of part of Block 63 in the City of Evanston in the East 1/2 of the SW 1/4 of Section 18, Township 41 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, according to the Plat thereof recorded June 1, 1981 as Document Number 25888318.

Which Survey is attached as Exhibit "C" to the Declaration of Condominium recorded as Document 0919734081, As amended from time to time; together with its undivided percentage interest in the common elements in Cook County, Illinois.

Parcel 2:

The exclusive right to the use of Storage Space S-05 a limited common element, as delineated and defined in the aforesaid Declaration of Condominium.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions; and a countersignature by the Company or its issuing agent that may be in electronic form.