

Doc#: 2307413319 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/15/2023 02:21 PM Pg: 1 of 5

WARRANTY DEED
Statutory (Illinois)

THE GRANTOR:
ELIZABETH M. QUANCARD,

A married woman and
CLARE M. MAHONEY,
n/k/a CLARE ZANG,

A married woman,
of the City of Washington,
DC, for and in

Consideration of Ten and
no/100 Dollars (\$10.00) in hand paid,
and other good and valuable consideration,

CONVEY and WARRANT to
**MELISSA L. HIRSCHL, TRUSTEE OF THE MELISSA L. HIRSCHL 2015 LIVING
TRUST; 105 17th St, Wilmette Il. 60091**

Dec ID 20230201662094
ST/CO Stamp 0-000-319-696 ST Tax \$190.00 CO Tax \$95.00

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:
SEE LEGAL DESCRIPTION ATTACHED

STREET ADDRESS: 235 Ridge Road, Unit 2G, Wilmette, Illinois 60091
PIN: 05-33-301-063-1016

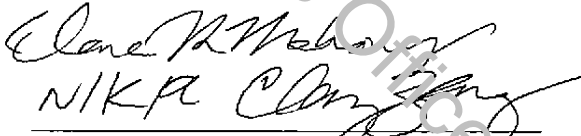
Subject to the following permitted exceptions, if any: covenants, conditions, and restrictions of record; public and utility easements; general real estate taxes for 2022 and subsequent years; ~~the mortgage or trust deed~~ and acts done or suffered by or through the Purchaser.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises, forever.

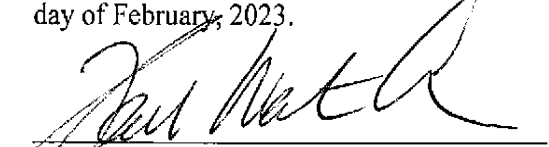
DATED THIS 16 DAY OF FEBRUARY, 2023.

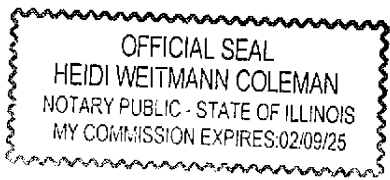
THIS IS NOT HOMESTEAD PROPERTY


ELIZABETH QUANCARD


CLARE M. MAHONEY
n/k/a CLARE ZANG

State of Illinois, County of Cook ss. I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ELIZABETH M. QUANCARD, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth. Given under my hand and official seal, this 16 day of February, 2023.



NOTARY PUBLIC

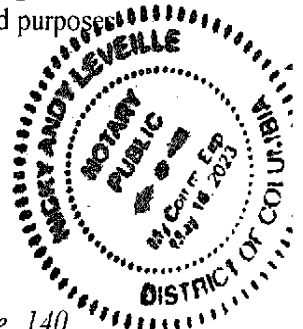


UNOFFICIAL COPY

NOTARY PUBLIC

State of District of Columbia, County of Washington DC ss. I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that CLARE M. MAHONEY, n/k/a CLARE ZANG, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth. Given under my hand and official seal, this 21 day of February, 2023.


NOTARY PUBLIC



This instrument was prepared by Heidi Weitmann Coleman, 7301 N. Lincoln Ave., Ste. 140, Lincolnwood, Illinois 60712.

*Mail To And Send Subsequent Tax Bills To: Enory Hirschel and
and Melissa Hirschel
235 Ridge Road, Unit 2G
Wilmette, IL 60091*

Property of Cook County Clerk's Office



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Acuity Title Company, LLC
 5301 Dempster Street, Suite 206
 Skokie, IL 60077
 Phone: (847)257-8000 ~ Fax: (847)296-7890

EXHIBIT A

Address Given: 235 Ridge Road, Unit # 2G
 Wilmette, IL 60091

Permanent Index No.: 05-33-301-063-1016

Legal Description:

UNIT NO "2G" AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL):

LOT 1 IN MATTHIES RESUBDIVISION OF LOT 1 (EXCEPT THOSE PARTS THEREOF TAKEN FOR PUBLIC STREET PURPOSES) IN OWNER'S DIVISION OF THAT PART OF LOT 39 OF THE COUNTY CLERKS DIVISION OF THE WEST 1/2 OF THE FRACTIONAL SECTION 33, TOWNSHIP 43 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING WEST OF RIDGE AVENUE IN COOK COUNTY, ILLINOIS WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO DECLARATION OF CONDOMINIUM MADE BY NATIONAL BOULEVARD BANK OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 17, 1970 KNOWN AS TRUST NUMBER 3426 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT 22495754 AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

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

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REAL ESTATE TRANSFER TAX

10-Mar-2023



COUNTY:	95.00
ILLINOIS:	190.00
TOTAL:	285.00

05-33-301-063-1016

20230201662094

0-000-319-696

UNOFFICIAL COPY

Wilmette

Name of Buyer:
MELISSA HIRSCHL,
TRUSTEE

Real Estate Transfer Tax
\$570.00

Property Address:
235 RIDGE RD. UNIT 2G
WILMETTE, IL. 60091

Issue Date 2/17/2023

Revenue Stamps:

Village of Wilmette	\$1,000.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$400.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$200.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$90.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$70.00	Qty 1	=	\$70.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$50.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$30.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$20.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$1.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$500.00	Qty 1	=	\$500.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$300.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$100.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$80.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$60.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$40.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$25.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$10.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	

Village of Wilmette	\$5,000.00	Qty 0	=	\$0.00
Real Estate Transfer Tax				
Stamp #:	MG	2023-02-17	235 RIDGE RD. UNIT 2G	