

# UNOFFICIAL COPY

Doc#. 2311506144 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/25/2023 03:15 PM Pg: 1 of 2

WARRANTY DEED  
ILLINOIS STATUTORY  
LIVING TRUST

Dec ID 20230401602362  
ST/CO Stamp 0-252-959-952 ST Tax \$270.00 CO Tax \$135.00

**FIRST AMERICAN TITLE**  
FILE # AF1032646 3/4

Preparer File: 1622  
FATIC No.: AF1032646

Property of Cook County Clerk's Office

Successor

THE GRANTOR(S), Peter Braithwaite, as Trustee of Veronica Braithwaite Trust dated 04/01/2015, of the of Evanston, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Michael ~~Schmerler~~ <sup>Schmerler</sup>, a married man, as his sole and separate property, of 8050 N Cicero Ave Niles, 60714 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

THE SOUTH 26 FEET OF LOT 9 AND THE NORTH 14 FEET OF LOT 10 IN BLOCK 2 IN FOWLERS AND CARNEY'S ADDITION TO EVANSTON, A SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: 2022 Taxes Property and subsequent.

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

Permanent Real Estate Index Number(s): 10-13-301-026-0000

Address(es) of Real Estate: 1610 Pitner Avenue  
Evanston, Illinois 60201

Dated this 21<sup>st</sup> day of April, 2023

By: Peter Braithwaite  
Peter Braithwaite,  
As the trustee of the Veronica Braithwaite Trust  
Successor

CITY OF EVANSTON

006680

REAL ESTATE TRANSFER TAX

DATE: **PAID APR 21 2023**

AMOUNT: \$1350.00 Agent: UB



First American  
Title Insurance Company

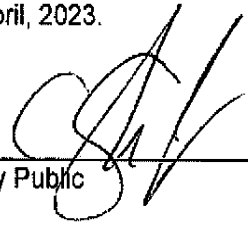
Warranty Deed - Living Trust

# UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Peter Braithwaite, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed 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 21<sup>st</sup> day of April, 2023.

  
\_\_\_\_\_  
Notary Public



Prepared by:  
C. Shawn Jones  
708 Church Street Suite 215  
Evanston, IL 60201

Mail to:  
Michael Schmeffer  
1610 pitner ave evanston IL 60201

Name and Address of Taxpayer:  
Michael Schmeffer  
1610 pitner ave evanston IL 60201

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