

UNOFFICIAL COPY

1/2 236NW 3888 965K
WARRANTY DEED
(Individual to Individual)

(ILLINOIS)
PAGE 1:

Doc#: 2318716066 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/06/2023 02:03 PM Pg: 1 of 2

Dec ID 20230601658989
ST/CO Stamp 0-022-376-144 ST Tax \$395.00 CO Tax \$197.50
City Stamp 0-446-721-744 City Tax: \$4,147.50

THE GRANTOR, Kathryn Brown, an unmarried woman, of the City of Evanston, County of Cook County, State of Illinois, for and in consideration of - TEN - DOLLARS, (\$10.00) in hand paid, CONVEYS and WARRANTS to GRANTEE, ELIZABETH TYBURSKI, of 35 Circle Drive, Monson, MA 01057, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

* ANN ** a single woman

UNIT 3M IN 909 WISCONSIN STREET CONDOMINIUM IN THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 28, 1989 AS DOCUMENT 89458776, IN COOK COUNTY, ILLINOIS.

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. This is not homestead property.

Subject To: general real estate taxes not due and payable at the time of Closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current uses and enjoyment of the Real Estate; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of Closing of general assessments established pursuant to the Declaration of Condominium.

Permanent Index Number: 14-32-412-071-1007
Address (es) of Real Estate: 909 W. Wisconsin Street, Unit 3M, Chicago, IL 60614

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DATED: June 28, 2023



Kathryn Brown

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 Kathryn Brown, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary acts, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and seal, this 6/28/23  _____
NOTARY PUBLIC



MAIL TO:
Mr. Matthew Ordstrand
Clavio, Van Ordstrand & Assoc.
10277 W. Lincoln Highway
Frankfort, IL 60423

SEND SUBSEQUENT TAX BILLS TO:
Elizabeth Tyburski
909 W. Wisconsin Street, Unit 3M
Chicago, IL 60614

This instrument prepared by: Central Law Group P.C.
2822 Central Street, Evanston, IL 60201
847-866-0124