PT23-94032 UNOFFICIAL COPY

## **WARRANTY DEED**

PROPER TITLE.

## **AFTER RECORDING MAIL TO:**

Michael R. Galliani Elizabeth M. Galliani 920 Michigan Avenue, Unit 3 Evanston, IL 60202 Doc#. 2324008093 Fee: \$107.00

Karen A. Yarbrough Cook County Clerk

Date: 08/28/2023 01:15 PM Pg: 1 of 2

Dec ID 20230801691092

ST/CO Stamp 2-080-512-464 ST Tax \$595.00 CO Tax \$297.50

(Reserved for Recorders Use Only)

## MAIL REAL ESTATE TAX BILL TO:

Michael R. Gallani and Elizabeth M.Galliani
920 Michael R. Galliani
Parameter (1971) 13

Evanston, IL 60202

THE GRANTORS: ROBERT FLAYS, JR. and AMY HAYS, husband and wife, 920 Michigan Avenue, Unit 3, Evanston, IL 60202, 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 ELIZABETH M. GALLIANI, as Trusce of the Elizabeth M. Galliani Trust dated July 17, 2023 and MICHAEL R. GALLIANI, individually, wife and husband, as Tenants by the Entirety, to have and to hold, the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit:

Unit 920-3 in 918-920 Michigan Avenue Condonsinum, as delineated on a Survey of the following described real estate:

The North 14 feet of Lot 15 and all of Lot 16 in Block 2 in Resubdivision of Blocks 4 and 5 in Gibbs, Ladd & George's Addition to Evanston in Section 19, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, which Survey is attached as Exhibit "B" to the Declaration of Condominium recorded as Document 0030019457, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Commonly known as: 920 Michigan Avenue, Unit 3, Evanston, IL 60202

PIN: 11-19-223-028-1006

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

SUBJECT TO: General taxes 2nd installment 2022 and subsequent years and covenants and restrictions of record, building lines and easements, if any, terms, provisions, covenants and conditions of the Declaration of Condominium / Covenants, Conditions, and Restrictions and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium / Covenants, Conditions and Restrictions 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 / Covenants, Conditions and

2324008093 Page: 2 of 2

## **UNOFFICIAL COPY**

Restrictions so long as they do not interfere with the use of the premises as a single family residence.

**DATED** this 27<sup>th</sup> day of July, 2023.

ROBERT HAYS, JR.

AMÝ HAYS

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 **Robert Hays, Jr., and Amy Hays**, 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 27th day of July, 2023.

KATHERINE SCHAEFER OMALLEY Official Seal Notary Public - State of Illinois My Commission Expires Mar 14, 2024

Notary Pupic

NAME AND ADDRESS OF PREPARER:

Katherine S. O'Malley, Lincoln Street Law, P. C., 1528 Lincoln Street, Evanston, IJ. 60201

006852

CITY OF EVANSTON

REAL ESTATE TRANSFER TAX

PAID AUG 03 2003

MOLENT 2975 Ag