

# UNOFFICIAL COPY

2042  
236ND 300446U  
**WARRANTY DEED**  
ILLINOIS Individual to Individual

Doc#: 2336028081 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/26/2023 04:09 PM Pg: 1 of 3

Dec ID 20231201694945  
ST/CO Stamp 2-085-089-328 ST Tax \$375.00 CO Tax \$187.50

**MAIL RECORDED DEED TO:**

Victoria K. Carman  
3101 W. Milestone Drive  
Kettering, OH 45420

**NAME & ADDRESS OF TAXPAYER:**

(Grantee's Address):  
Victoria Kisel Carman  
3101 W. Millstone Drive  
Kettering, OH 45420

THE GRANTORS, **Robyn M. Newman**, a married person, of **84 Holabird Loop, Highwood, IL** and in consideration of **TEN AND NO/100'S (\$10.00) DOLLARS**, and other good and valuable consideration in hand paid, **CONVEYS AND WARRANTS** to GRANTEES: **Victoria Kisel Carman, divorced and not since remarried of 3101 W. Millstone Drive, Kettering, OH 45420**, the following described real estate situated in the County of **Cook**, in the State of Illinois, to wit:

Property Description : See attached Exhibit A

PIN: 05-33-427-030-1013

Commonly known as: **2951 Central Street, Unit 301, Evanston, IL 60201**

SUBJECT TO GENERAL REAL ESTATE TAXES FOR 2023, AND SUBSEQUENT YEARS, CONDITIONS, COVENANTS, EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY. *Provided they do not interfere with current use & enjoyment of the Real Estate*  
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this **11th** day of **December**, 2023

CITY OF EVANSTON

005403

*Robyn M. Newman*  
Robyn M. Newman



REAL ESTATE TRANSFER TAX

DATE: **PAID DEC 21 2023**

AMOUNT: **\$ 1875** Agent: **NH**

*Martin Rosenthal*  
Martin Rosenthal, waiving homestead

Chicago Title Insurance Co.  
1705 West State Street  
Geneva, Illinois 60134


REAL ESTATE TRANSFER TAX		26-Dec-202	
	COUNTY:	187.5	
	ILLINOIS:	375.0	
	TOTAL:	562.5	
05-33-427-030-1013		20231201694945	2-085-089-328

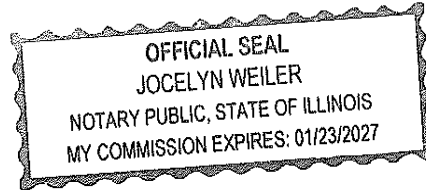
# UNOFFICIAL COPY

STATE OF ILLINOIS )  
COUNTY OF **Kane** ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Robyn M. Newman**, 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 he signed, sealed and delivered the said instrument as his 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 11<sup>th</sup> day of December, 2023

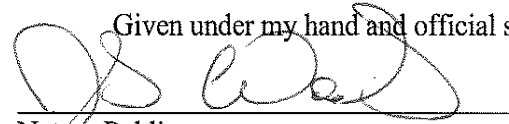
  
\_\_\_\_\_  
Notary Public

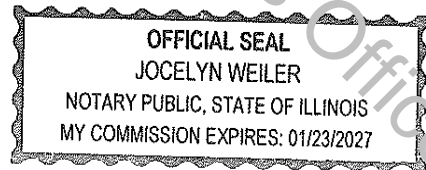


STATE OF ILLINOIS )  
COUNTY OF **Kane** ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Martin Rosenthal**, 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 he signed, sealed and delivered the said instrument as his 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 11<sup>th</sup> day of December, 2023

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



**This instrument was prepared by:**

Kevin G. Drendel Esq  
DRENDEL & JANSONS LAW GROUP  
111 Flinn Street  
Batavia, IL 60510  
Phone: (630) 406-5440

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## EXHIBIT A

Order No.: 23GND630044GV

For APN/Parcel ID(s): 05-33-427-030-1013

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PARCEL 1:

UNIT 301 IN THE CENTRAL PARK CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 63 TO 70, INCLUSIVE, IN WESTERLAWN, A SUBDIVISION OF LOTS 9, 10, 11 AND 12 IN THE COUNTY CLERK'S DIVISION IN THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 33, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 17, 1915 AS DOCUMENT 5772065 IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 00385437 AND; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 24 AND STORAGE SPACE 24, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT 'A' TO THE AFORESAID DECLARATION, AS AMENDED BY SPECIAL AMENDMENT TO THE DECLARATION OF CONDOMINIUM AND BYLAWS FOR THE CENTRAL PARK CONDOMINIUM APPROVED AND SIGNED DECEMBER 15, 2023, AND AS AMENDED FROM TIME TO TIME.