

UNOFFICIAL COPY

Saturn Title LLC
2337107

1091

AFTER RECORDING, MAIL TO:
SATURN TITLE, LLC
1030 W. HIGGINS RD.
SUITE 365
PARK RIDGE, IL 60068

Doc#: 2401933264 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/19/2024 01:35 PM Pg: 1 of 3

Dec ID 20240101612536
ST/CO Stamp 1-917-260-848 ST Tax \$120.00 CO Tax \$60.00

WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), **Octavio Gutierrez, A Married Man** of the City of Evanston, State of IL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY AND WARRANT to **Kamoru O. Folorunso**, 2550 West Farwell Avenue, Chicago, Illinois 60645,

NOT AS TENANTS IN COMMON BUT AS JOINT TENANTS
 NOT AS JOINT TENANTS BUT AS TENANTS IN COMMON
 NOT AS JOINT TENANTS AND NOT AS TENANTS IN COMMON BUT AS TENANTS BY THE ENTIRETY

all interest in the following described real estate (together with any improvements thereon) (collectively, the "Property") situated in the County of Cook, State of Illinois, to wit:

See Attached Exhibit A

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

Subject, however, to the general taxes for the year of 2023 and thereafter, to all instruments, covenants, restrictions, conditions, exceptions and liens of record, and subject to the rights or claims of parties in possession under recorded leases, applicable zoning laws, ordinances, regulations or subdivision indentures, and any facts or exceptions which an accurate survey or inspection of the above described Property would show

***THIS IS NOT HOMESTEAD PROPERTY AS TO THE GRANTOR'S SPOUSE.**

Permanent Index Number(s): **11-30-207-025-1009**

Property Address: **619 Case Pl. Unit 3, Evanston, IL 60202**

Dated: January 12, 2024.

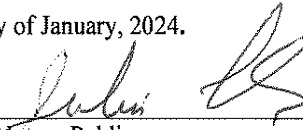

Octavio Gutierrez

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

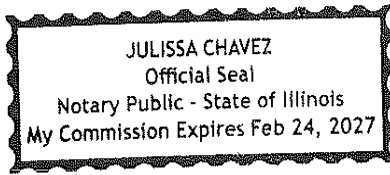
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **Octavio Gutierrez, a Married Man* personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that 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 notarial seal, this 12th day of January, 2024.



Notary Public

My commission expires: 2-24-2027



THIS DOCUMENT PREPARED BY:
Robert A. Cheely
6446 W. Cermak Rd
Berwyn, IL 60402

MAIL TAX BILL TO:
Kamoru O. Folorunsho
2550 W. Farwell Ave
Chicago, IL 60645

MAIL RECORDED DEED TO:
Kamoru O. Folorunsho
2550 W. Farwell Ave
Chicago, IL 60645

CITY OF EVANSTON

REAL ESTATE TRANSFER TAX

DATE: **PAID JAN 18 2024**

AMOUNT: \$6000.00 Agent: RBC

Property of Cook County Clerk's Office

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EXHIBIT A

Legal Description: **UNIT NUMBER 619-3 IN THE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 3 AND 4 IN HOWARD TERMINAL ADDITION IN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT “-“ TO THE DECLARATION OF CONDOMINIUM RECORD AS DOCUMENT NUMBER 0020818151; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.**

Permanent Index Number(s): **11-30-207-025-1009**

Property Address: **515 Case Pl. Unit 3, Evanston, IL 60202**

Property of Cook County Clerk's Office