

UNOFFICIAL COPY

BW23067709 1/2
WARRANTY DEED

Statutory (Illinois)

THE GRANTOR:

DANA KENDALL

A married woman,
of the City of Evanston,
State of Illinois, for and in
Consideration of Ten and
no/100 Dollars (\$10.00) in hand paid,
and other good and valuable consideration,
CONVEYS and WARRANTS to

LISA RICHARDS, *a single woman*

2015 Berwyn Avenue, Unit 3N, Chicago, Illinois 60625

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED

STREET ADDRESS: 524 Judson Avenue, Unit 3, Evanston, Illinois 60202

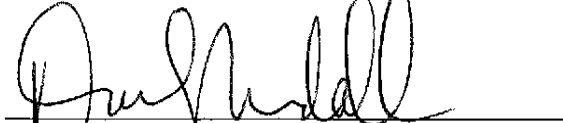
PIN: 11-19-414-034-1013

Subject to the following permitted exceptions, if any: covenants, conditions, and restrictions of record; public and utility easements; general real estate taxes for 2023 and subsequent years; the mortgage or trust deed and acts done or suffered by or through the Purchaser.

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.

DATED THIS 26 DAY OF DECEMBER, 2023.

THIS IS NOT HOMESTEAD PROPERTY.

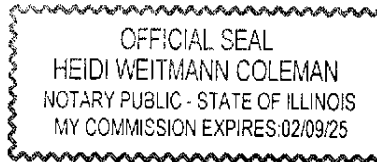


DANA KENDALL

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 DANA KENDALL, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth. Given under my hand and official seal, this 26 day of December, 2023.



NOTARY PUBLIC



This instrument was prepared by Heidi Weitmann Coleman, 7301 N. Lincoln Ave., Ste. 140, Lincolnwood, Illinois 60712.

Mail To:

Jeffrey Marks
3350 Salt Creek Ln #105
Arlington Heights IL 60005

Send Subsequent Tax Bills To:

Lisa Richards
624 Judson Ave #3
Evanston IL 60202

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Exhibit A

UNIT NUMBER 624-3 IN THE JUDSON MANOR CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 1 AND 2 IN BLOCK 4 IN KEENEY AND RINN'S ADDITION TO EVANSTON, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4, (EXCEPT THE NORTH 1/4 THEREOF, LYING EAST OF THE RAILROAD) OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS JUNE 9, 2006 DOCUMENT NUMBER 0616032016; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PIN: 11-19-414-034-1013



For Informational Purposes only: 624 Judson Avenue, Unit 3, Evanston, IL 60202

CITY OF EVANSTON 008489

REAL ESTATE TRANSFER TAX

DATE: **PAID JAN 03 2024**

AMOUNT: \$1200.00 Agent: LB

REAL ESTATE TRANSFER TAX		24-Jan-2024
	COUNTY:	119.75
	ILLINOIS:	239.50
	TOTAL:	359.25
11-19-414-034-1013	20240101611854 0-198-347-824	