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Doc#: 2407902495 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/19/2024 4:11 PM Pg: 1 of 3

Dec ID 20240301656102

ST/Co Stamp 0-602-932-784 ST Tax \$1,500.00 CO Tax \$750.00

WARRANTY DEED

THE GRANTOR, Robert P. Taylor, of the City of Stateline, County of Douglas, State of Nevada for and in consideration of TEN AND NO DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to DHRUMIL SONAR, a single man 229 Aron Court Bantlett, IL 60103 the following described real estate in the County of Cook in the State of Illinois, to wit:

* a single man

J.B.
LOT 61 IN ~~JAMES B. ROBB'S~~ SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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

SUBJECT TO: building lines and easements, covenants, conditions and restrictions of record; and to general real estate taxes for 2023 and subsequent years.

Permanent Real Estate Index Number(s): 11-18-108-010-0000

Address of Real Estate: 1026 Garnett Place, Evanston, IL 60201

Dated this 24 day of January, 2024.

CH 24002446
FIDELITY NATIONAL TITLE

1/2

CITY OF EVANSTON

005371

REAL ESTATE TRANSFER TAX

DATE: PAID MAR 18 2024

AMOUNT: \$7500.00 Agent: Jo

Robert P. Taylor
Robert P. Taylor

Doc. Date: _____ # Pages: _____
Notary Name: Velda K.L. Abad First Circuit
Doc. Description: _____

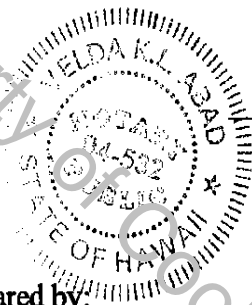
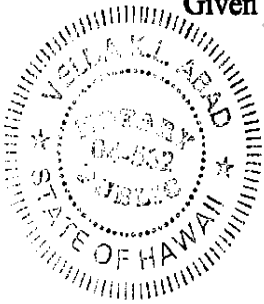
Notary Signature _____ Date _____
NOTARY CERTIFICATION

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STATE OF Hawaii)
) SS.
COUNTY OF Honolulu

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Robert P. Taylor, 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 severally 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 official seal, this 24 day of January, 2024.



[Signature]
Notary Public

VELDA K.L. ABAD
Notary Public, State of Hawaii
My Commission Expires: 9/19/2024

Doc. Date: 1/24/24 # Pages: 2
Notary Name: Velda K.L. Abad First Circuit
Doc. Description: Warranty Deed

[Signature] 1/24/24
Notary Signature Date

NOTARY CERTIFICATION

This instrument was prepared by:
Mark R. Sargis, PO Box 101, Greenville, IL 62246

AFTER RECORDING, MAIL TO:

~~Adrienne Shreffler~~
~~The Real Property Law Group, PC~~
~~4653 N. Milwaukee Ave.~~
~~Chicago, IL 60630~~

SEND SUBSEQUENT TAX BILLS TO:

Dhruvil Sonar
1026 Garnett Pl
Evanston, IL
60201

Dhruvil Sonar
1026 Garnett Pl.
Evanston, IL 60201

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REAL ESTATE TRANSFER TAX

18-Mar-2024



COUNTY:	750.00
ILLINOIS:	1,500.00
TOTAL:	2,250.00

11-18-108-010-0000

| 20240301656102 | 0-602-932-784

Property of Cook County Clerk's Office