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2003-03-24 10:43:34

Cook County Recorder 30.00

This document was prepared by:  
Nancy H. Stamp, Esq.  
1385 Trapp Lane  
Winnetka, IL 60093



After recording mail to:  
*MICHAEL N. WASSERMAN*  
*221 N. LaSalle # 2040*  
Mail tax bills to: *Chicago, IL 60601*

Peter F. Drake  
550 N. Kingsbury, Unit 608  
Chicago, IL 60610

*This space reserved for Recorder's use only.*

SA 322 9000 CTIC ADC 104

**WARRANTY DEED**

THE GRANTOR, Jay V. Krafsur, divorced and not since remarried, of the City of Chicago, County of Cook, State of Illinois, for the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND WARRANT(S) unto Peter F. Drake, whose address is 262 Market Square, Lake Forest, Illinois, the following described Real Estate situated in the City of Chicago, County of Cook, State of Illinois, to wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO: SEE EXHIBIT B ATTACHED HERETO

IN WITNESS WHEREOF, the undersigned has made, executed and delivered this deed as of this 14th day of March, 2003.

Jay V. Krafsur

Permanent Index Number: 17-09-126-012-1054; 17-09-126-012-1132; 17-09-126-012-1166;  
17-09-126-012-1216; 17-09-126-012-1275.

Commonly known as: Unit 608, 550 N. Kingsbury, Chicago, IL 60610  
Units 623, P35, P85, & P144, 550 N. Kingsbury, Chicago, IL 60610

City of Chicago  
Dept. of Revenue



Real Estate

Transfer Stamp

302729

\$11,081.25

03/17/2003 14:59 Batch 10292 54

BOX 333-CTI

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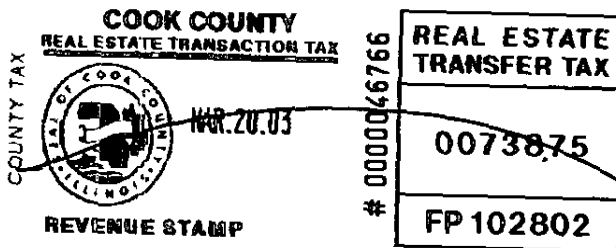
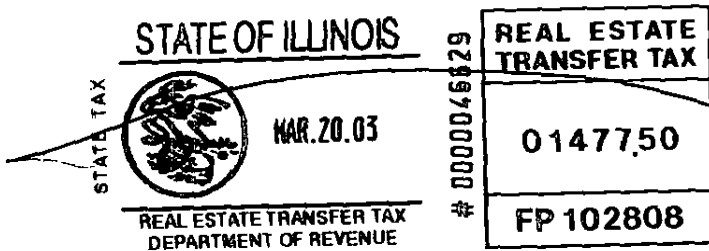
STATE OF ILLINOIS )  
 ) SS:  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jay V. Krafur, 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.

Given under my hand and official seal, this 14th day of March, 2003.



*Julie Abel*  
\_\_\_\_\_  
Notary Public  
"OFFICIAL SEAL"  
JULIE ABEL  
Notary Public, State of Illinois  
My Commission Expires 5/7/04



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## EXHIBIT A

### LEGAL DESCRIPTION

UNITS 608, 623, P35, P85, & P144 IN THE RIVER BANK LOFTS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THAT PART OF BLOCK 3 IN THE ASSESSOR'S DIVISION OF THE KINGSBURY TRACT IN THE EAST ½ OF THE NORTHWEST ¼ OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING ON THE SOUTHWESTERLY LINE OF KINGSBURY STREET AND 113.5 FEET SOUTH OF THE PROLONGATION OF THE SOUTH LINE OF THE NORTH 1/2 OF BLOCK 4 OF SAID ASSESSOR'S DIVISION OF SAID KINGSBURY TRACT, (MEASURED AT RIGHT ANGLES THERETO); THENCE WEST PARALLEL WITH THE PROLONGATION OF SAID SOUTH LINE OF THE NORTH ½ OF SAID BLOCK 4 A DISTANCE OF 167.0 FEET; THENCE SOUTH PERPENDICULAR TO THE LAST DESCRIBED LINE, 12.0 FEET; THENCE WEST PERPENDICULAR TO THE LAST DESCRIBED LINE 16.25 FEET TO THE EAST DOCK LINE OF THE NORTH BRANCH OF THE CHICAGO RIVER; THENCE SOUTHEASTERLY ALONG SAID DOCK LINE 339.37 FEET TO THE NORTH LINE OF WEST GRAND AVENUE (FORMERLY INDIANA STREET); THENCE EAST ALONG SAID NORTH LINE 188.05 FEET TO THE SOUTHWESTERLY LINE OF NORTH KINGSBURY STREET 16.0 FEET; THENCE NORTHEASTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 12.0 FEET; THENCE NORTHWESTERLY AND PARALLEL WITH THE SOUTHWESTERLY LINE OF NORTH KINGSBURY STREET 320.32 FEET (DEED), 319.88 FEET (MEASURE); THENCE SOUTHWESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 12.0 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 95383435, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

P.I.N. 17-09-126-012-1054  
17-09-126-012-1132  
17-09-126-012-1166  
17-09-126-012-1216  
17-09-126-012-1275

ADDRESS: UNIT 608  
550 N. KINGSBURY  
CHICAGO, IL 60610

UNITS 623, P35, P85 & P144  
550 N. KINGSBURY  
CHICAGO, IL 60610

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## EXHIBIT B

### PERMITTED EXCEPTIONS

Covenants, conditions, and restrictions of record;  
Public and utility easements;  
General real estate taxes for the year 2002 and subsequent years;  
General Condominium assessments due after the date of Closing;  
Illinois Condominium Property Act; and  
Acts done or suffered to be done by Purchaser

Property of Cook County Clerk's Office

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