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Chicago Title Insurance Company



0315535217

Eugene "Gene" Moore Fee: \$36.00
Cook County Recorder of Deeds
Date: 08/04/2003 11:39 AM Pg: 1 of 7

COOK COUNTY TITLE INSURANCE

WARRANTY DEED
ILLINOIS STATUTORY

513714

Property of Cook County Clerk's Office

THE GRANTOR(S), RICHARD T. PURVIS and DENNIS R. DEVARY of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN DOLLARS (\$10.00) in hand paid, CONVEY(S) and devises to JAMES O'DONNELL (GRANTEE'S ADDRESS) 3316 N. Halsted #4, Chicago, Illinois of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

~~5~~
7
BMR

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2002 and subsequent years;

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

Permanent Real Estate Index Number(s): 14-33-316-026/14-33-316-027 | 14-33-316-025

Address(es) of Real Estate: 1633 Vine, Chicago, Illinois 60614

Dated this 20th day of May 2003.

DENNIS R. DEVARY


RICHARD T. PURVIS

BOX 333-CT1

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CITY TAX

CITY OF CHICAGO



MAY. 29. 03


REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000008214

REAL ESTATE TRANSFER TAX
03375.00
FP 102803

COUNTY TAX

COOK COUNTY



MAY. 29. 03


REAL ESTATE TRANSACTION TAX
REVENUE STAMP

0000007981

REAL ESTATE TRANSFER TAX
00225.00
FP 326707

STATE TAX

STATE OF ILLINOIS



MAY. 29. 03

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000008028

REAL ESTATE TRANSFER TAX
00450.00
FP 102809

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT RICHARD T. PURVIS and DENNIS R. DEVARY personally known to me to be the same person(s) whose name(s) was subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 20th day of May, 2003



Susan Miedema (Notary Public)

EXEMPT UNDER PROVISIONS OF PARAGRAPH _____ SECTION 31 - 45,
REAL ESTATE TRANSFER TAX LAW
DATE: _____

Signature of Buyer, Seller or Representative

Prepared By: John C. Wojteczko
77 West Washington Street
Suite 1119
Chicago, Illinois 60602

Mail To:
GEORGE CAHILL
6041 W. MONTROSE
CHICAGO, ILLINOIS 60634

Name & Address of Taxpayer:
JAMES O'DONNELL
1633 Vine
Chicago, Illinois 60614

Property of Cook County Clerk's Office

UNOFFICIAL COPY**TICOR TITLE INSURANCE COMPANY**

ORDER NUMBER: 2000 000513714 CH
STREET ADDRESS: 1633 N. VINE
CITY: CHICAGO **COUNTY:** COOK COUNTY
TAX NUMBER: 14-33-316-024-0000

LEGAL DESCRIPTION:

PARCEL 1:

THAT PART OF THE FOLLOWING TWO PARCELS OF LAND TAKEN AS A SINGLE TRACT, TO WIT:

LOTS 28, 29, 30, 31, 40, 41 AND 42 IN THE SUBDIVISION OF THE EAST 1/2 OF LOTS 2, 3 AND (EXCEPT THE SOUTH 82 FEET OF THE EAST 100 FEET) OF LOT 4 IN BLOCK 1 IN SHEFFIELDS ADDITION TO CHICAGO, IN THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

LOTS 5 TO 20, BOTH INCLUSIVE, (EXCEPT THE PART OF SAID LOTS 5 TO 20, DESCRIBED AS FOLLOWS::

COMMENCING AT THE SOUTH WEST CORNER OF SAID LOT 5; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 5, A DISTANCE OF 88.43 FEET TO A CORNER OF SAID LOT 5; THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 5, A DISTANCE OF 14.10 FEET TO THE EAST LINE OF SAID LOT 5; THENCE NORTH ALONG THE EAST LINE OF SAID LOTS 5 TO 20, TO THE NORTH EAST CORNER OF SAID LOT 20; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 20 TO A LINE 1 FOOT WEST OF AND PARALLEL WITH THE SAID EAST LINE OF LOT 20; THENCE SOUTH ALONG A LINE 1 FOOT WEST OF AND PARALLEL WITH THE EAST LINE OF SAID LOTS 5 TP 20 TO A LINE 1 FOOT NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY LINE OF LOT 5; THENCE SOUTHWESTERLY ALONG SAID LINE 1 FOOT NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY LINE OF LOT 5 TO A LINE 1 FOOT NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5; THENCE WEST ALONG SAID LINE 1 FOOT NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5 TO THE WEST LINE OF SAID LOT 5; THENCE SOUTH ALONG SAID WEST LINE OF LOT 5 TO THE POINT OF BEGINNING), IN THE SUBDIVISION OF LOT 6 AND THE EAST 23 FEET OF LOT 7 IN BLOCK 1 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS::

BEGINNING AT A POINT 376.23 FEET SOUTH AND 12.32 FEET EAST OF THE NORTH WEST CORNER OF SAID DESCRIBED TRACT OF LAND, AS MEASURED ALONG THE WEST LINE OF SAID TRACT AND ALONG A LINE AT RIGHT ANGLES THERETO (SAID WEST LINE HAVINE AN ASSUMED BEARING OF DUE NORTH FOR THIS LEGAL DESCRIPTION); THENCE DUE NORTH, 0.53 FEET; THENCE NORTH 90 DEGREES EAST, 1.0 FEET; THENCE D NORTH, 16.06 FEET; THENCE NORTH 90 DEGREES EAST, 40.83 FEET; THENCE DUE SOUTH, 16.85 FEET; THENCE SOUTH, 90 DEGREES WEST, 16.45 FEET; THENCE D NORTH, 0.26 FEET; THENCE SOUTH 90 DEGREES WEST, 25.38 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS

PARCEL 1 A:

EASEMENTS APPURTENANT TO AND FOR BENEFIT OF PARCEL 1 AFORESAID, AS SET FORTH IN

LEGALD

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LEGAL DESCRIPTION:

DECLARATION MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 14, 1977 AND KNOWN AS TRUST NUMBER 40382 DATED JANUARY 1, 1978 AND RECORDED JANUARY 26, 1978 AS DOCUMENT 24301534 AND FILED AS DOCUMENT LR2996071 AND AS CREATED BY DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 14, 1977 AND KNOWN AS TRUST NUMBER 40382 TO KENNETH E. ASPEN AND MARGOT J. ASPEN DATED MARCH 11, 1978 AND RECORDED APRIL 5, 1978 AS DOCUMENT 24389291 FOR PURPOSES OF INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS

PARCEL 1B:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS CREATED BY QUIT CLAIM DEED FROM THE CITY OF CHICAGO, A MUNICIPAL CORPORATION, TO NEIGHBORHOOD COMMONS CORPORATION, A NOT-FOR-PROFIT CORPORATION OF ILLINOIS, DATED APRIL 25, 1977 AND RECORDED MAY 20, 1977 AS DOCUMENT 23936159 AND FILED MAY 20, 1977 AS DOCUMENT LR2939190, FOR PEDE EAST OF VINE STREET AND SOUTH OF AND ABUTTING LOT 5 AFORESAID, OVER, UPON AND ACROSS:

THE SOUTH 1 FOOT OF LOT 5 IN BLOCK 1 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

A PARCEL OF LAND BEING THAT PART OF A HEREINAFTER DESCRIBED TRACT OF LAND BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE WEST LINE OF SAID TRACT, 359.64 FEET TO A POINT FOR A PLACE OF BEGINNING OF SAID PARCEL OF LAND; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 13.32 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 16.06 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 1.00 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 6.27 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 12.32 FEET TO THE WEST LINE OF SAID TRACT; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG SAID WEST LINE, 22.33 FEET TO THE POINT OF BEGINNING, THE AFOREMENTIONED TRACT OF LAND BEING LOTS 28, 29, 30, 31, 40, 41 AND 42 IN THE SUBDIVISION OF THE EAST 1/2 OF LOTS 2, 3 AND (EXCEPT THE SOUTH 82 FEET OF THE EAST 100 FEET) OF LOT 4 IN BLOCK 1 IN SHEFFIELD'S ADDITION TO CHICAGO, IN THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS TOGETHER WITH LOTS 5 TO 20, BOTH INCLUSIVE, (EXCEPT THE PART OF SAID LOTS 5 TO 20, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH WEST CORNER OF SAID LOT 5; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 5, A DISTANCE OF 88.43 FEET TO A CORNER OF SAID LOT

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5; THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 5, A DISTANCE OF 14.10 FEET TO THE EAST LINE OF SAID LOT 5; THENCE NORTH ALONG THE EAST LINE OF SAID LOTS 5 TO 20, TO THE NORTH EAST CORNER OF SAID LOT 20; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 20 TO A LINE 1 FOOT WEST OF AND PARALLEL WITH THE SAID EAST LINE OF LOT 20; THENCE SOUTH ALONG A LINE 1 FOOT WEST OF AND PARALLEL WITH THE EAST LINE OF SAID LOTS 5 TP 20 TO A LINE 1 FOOT NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY LINE OF LOT 5; THENCE SOUTHWESTERLY ALONG SAID LINE 1 FOOT NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY LINE OF LOT 5 TO A LINE 1 FOOT NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5; THENCE WEST ALONG SAID LINE 1 FOOT NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5 TO THE WEST LINE OF SAID LOT 5; THENCE SOUTH ALONG SAID WEST LINE OF LOT 5 TO THE POINT OF BEGINNING), IN THE SUBDIVISION OF LOT 6 AND THE EAST 23 FEET OF LOT 7 IN BLOCK 1 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

A PARCEL OF LAND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF A HEREINAFTER DESCRIBED TRACT OF LAND; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE WEST LINE OF SAID HEREINAFTER DESCRIBED TRACT, 338.54 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST AT RIGHT ANGLES TO SAID LAST DESCRIBED LINE, 3.15 FEET TO A POINT FOR A PLACE OF BEGINNING OF SAID PARCEL OF LAND; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 12.96 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 21.10 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 12.96 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 21.10 FEET TO THE POINT OF BEGINNING OF SAID PARCEL OF LAND, THE AFOREMENTIONED TRACT OF LAND BEING LOTS 28, 29, 30, 31, 40, 41 AND 42 IN THE SUBDIVISION OF THE EAST 1/2 OF LOTS 2, 3 AND (EXCEPT THE SOUTH 82 FEET OF THE EAST 100 FEET) OF LOT 4 IN BLOCK 1 IN SHEFFIELDS ADDITION TO CHICAGO, IN THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS TOGETHER WITH LOTS 5 TO 20, BOTH INCLUSIVE, (EXCEPT THE PART OF SAID LOTS 5 TO 20, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH WEST CORNER OF SAID LOT 5; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 5, A DISTANCE OF 88.43 FEET TO A CORNER OF SAID LOT 5; THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 5, A DISTANCE OF 14.10 FEET TO THE EAST LINE OF SAID LOT 5; THENCE NORTH ALONG THE EAST LINE OF SAID LOTS 5 TO 20, TO THE NORTH EAST CORNER OF SAID LOT 20; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 20 TO A LINE 1 FOOT WEST OF AND PARALLEL WITH THE SAID EAST LINE OF LOT 20; THENCE SOUTH ALONG A LINE 1 FOOT WEST OF AND PARALLEL WITH THE EAST LINE OF SAID LOTS 5 TP 20 TO A LINE 1 FOOT NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY LINE OF LOT 5; THENCE SOUTHWESTERLY ALONG SAID LINE 1 FOOT NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY

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LINE OF LOT 5 TO A LINE 1 FOOT NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5; THENCE WEST ALONG SAID LINE 1 FOOT NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5 TO THE WEST LINE OF SAID LOT 5; THENCE SOUTH ALONG SAID WEST LINE OF LOT 5 TO THE POINT OF BEGINNING), IN THE SUBDIVISION OF LOT 6 AND THE EAST 23 FEET OF LOT 7 IN BLOCK 1 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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