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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY TENANCY BY THE ENTIRETY



Doc#: 0330819014
Eugene "Gene" Moore Fee: \$32.00
Cook County Recorder of Deeds
Date: 11/04/2003 08:42 AM Pg: 1 of 5

10/27

THE GRANTOR(S), John M. Vande Walle and John J. Delsing of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to John Cassidy and Erika Cassidy, a married couple (GRANTEE'S ADDRESS) 1000 West Adams Street, Unit 415, Chicago, Illinois 60607 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:

SUBJECT TO: general taxes for the year 2003 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s)

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): 17-17-205-027-0000
Address(es) of Real Estate: 1018 West Monroe Street, Unit 1, Chicago, Illinois 60607

Dated this 27th day of October, 2003

[Signature]
John M. Vande Walle

[Signature]
John J. Delsing

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
322505 \$2,962.50
11/03/2003 09:46 Batch 02282 6



COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
OCT. 31. 03
REVENUE STAMP

0000115387

REAL ESTATE
TRANSFER TAX
00197.50
FP326670

STATE TAX
STATE OF ILLINOIS
OCT 31. 03
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000057933

REAL ESTATE
TRANSFER TAX
00395.00
FP326660

UNOFFICIAL COPYSTATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT John M. Vande Walle and John J. Delsing personally known to me to be the same person(s) whose name(s) are 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 27th day of October, 2003



Cynthia Ramirez (Notary Public)

Prepared By: Michelle A. Laiss
1530 West Fullerton
Chicago, Illinois 60614

Mail To:
Robert E. Welsh, Attorney at Law
30 North LaSalle Street
Chicago, Illinois 60602

Name & Address of Taxpayer:
John Cassidy and Erika Cassidy
1018 West Monroe Street, Unit 1
Chicago, Illinois 60607

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LEGAL DESCRIPTION

PARCEL 1:

A TRACT OF LAND COMPRISING THE SOUTH 76.78 FEET OF LOTS 44 THROUGH 52 INCLUSIVE, (EXCEPT THE WEST 1.50 FEET OF SAID LOT 44), IN E.K. ROGER'S SUBDIVISION OF LOTS 1 AND 2 IN BLOCK 5 IN DUNCAN'S ADDITION TO CHICAGO, AND BLOCK 1 OF CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BETWEEN THE ELEVATION AT THE SECOND FLOOR OF 25.55 FEET AND BELOW, BASED ON THE CITY OF CHICAGO DATUM, SITUATED WITHIN A PARCEL OF LAND DESCRIBED AS FOLLOWS TO WIT:

COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT OF LAND, BEING ALSO THE SOUTHEAST CORNER OF LOT 52 IN E.K. ROGER'S SUBDIVISION AFORESAID; THENCE ON AN ASSUMED BEARING OF NORTH 00 DEGREES 00 MINUTES 02 SECONDS EAST, ON THE EAST LINE THEREOF, A DISTANCE OF 14.85 FEET; THENCE WESTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 13.63 FEET TO THE SOUTHEAST CORNER OF AN EXISTING 3 AND 4 STORY BRICK BUILDING; THENCE NORTH 89 DEGREES 43 MINUTES 24 SECONDS, WEST BEING THE BEARING OF THE SOUTH FACE OF WALL OF SAID EXISTING 3 AND 4 STORY BRICK BUILDING, A DISTANCE OF 21.64 FEET TO THE CENTERLINE OF AN EXISTING WALL AND ITS SOUTHERLY EXTENSION THEREOF; THENCE NORTHERLY ON SAID CENTERLINE OF WALL, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 7.00 FEET FOR THE POINT OF BEGINNING; THENCE CONTINUING NORTHERLY ON SAID LAST DESCRIBED COURSE, A DISTANCE OF 35.00 FEET TO THE MOST NORTHERLY FACE OF THE AFORESAID EXISTING 3 AND 4 STORY BRICK BUILDING; THENCE EASTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE ON SAID NORTHERLY FACE OF EXISTING BUILDING, A DISTANCE OF 10.82 FEET TO THE CENTERLINE OF AN EXISTING WALL AND ITS NORTHERLY EXTENSION THEREOF; THENCE ALONG SAID CENTERLINE OF EXISTING WALL THE FOLLOWING SIX COURSES:

- 1) SOUTHERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 19.15 FEET,
- 2) WESTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 3.80 FEET,
- 3) SOUTHERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 3.47 FEET,
- 4) WESTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 3.42 FEET,
- 5) SOUTHERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 12.38 FEET,
- 6) WESTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 3.60 FEET, TO THE PLACE OF BEGINNING,

ALSO:

PARCEL 2:

THAT PART OF A TRACT OF LAND AFORE DESCRIBED, LYING BETWEEN THE ELEVATION OF THE SECOND FLOOR AT 25.55 FEET AND THE THIRD FLOOR AT 36.05 FEET, BASED ON THE CITY

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OF CHICAGO DATUM, SITUATED WITHIN A PARCEL OF LAND DESCRIBED AS FOLLOWS TO WIT:

COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT OF LAND, BEING ALSO THE SOUTHEAST CORNER OF LOT 52 IN E.K. ROGER'S SUBDIVISION AFORESAID; THENCE ON AN ASSUMED BEARING OF NORTH 00 DEGREES 00 MINUTES 02 SECONDS EAST, ON THE EAST LINE THEREOF, A DISTANCE OF 11.83 FEET; THENCE WESTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 10.65 FEET TO THE INTERSECTION OF A LINE 3.00 FEET EAST OF (AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH) THE EAST FACE OF AN EXISTING 3 AND 4 STORY BRICK BUILDING WITH A LINE BEING 3.00 FEET SOUTH OF (AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH) THE SOUTH FACE OF SAID EXISTING BRICK BUILDING; THENCE NORTH 89 DEGREES 43 MINUTES 24 SECONDS WEST, ALONG THE AFORESAID LINE 3.00 FEET SOUTH OF (AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH) THE SOUTH FACE OF SAID EXISTING BRICK BUILDING, A DISTANCE OF 17.17 FEET TO THE POINT OF BEGINNING, SAID POINT BEING IN THE CENTERLINE OF AN EXISTING WALL AND ITS SOUTHERLY EXTENSION THEREOF; THENCE NORTHERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, ON SAID CENTERLINE OF EXISTING WALL, A DISTANCE OF 20.90 FEET TO THE CENTERLINE OF AN EXISTING WALL; THENCE WESTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, ON THE CENTERLINE OF SAID EXISTING WALL, A DISTANCE OF 7.47 FEET TO THE CENTERLINE OF AN EXISTING WALL, AFORESAID; THENCE SOUTHERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, ON SAID CENTERLINE OF EXISTING WALL AND ITS SOUTHERLY EXTENSION, A DISTANCE OF 20.90 FEET; THENCE EASTERLY A DISTANCE OF 7.47 FEET TO THE PLACE OF BEGINNING,

ALSO:

PARCEL 3:

THAT PART OF A TRACT OF LAND AFORE DESCRIBED, LYING BETWEEN THE ELEVATION OF THE THIRD FLOOR AT +36.05 AND FOURTH FLOOR AT +46.71, BASED ON THE CITY OF CHICAGO DATUM, SITUATED WITHIN A PARCEL OF LAND DESCRIBED AS FOLLOWS TO WIT:

COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT OF LAND, BEING ALSO THE SOUTHEAST CORNER OF LOT 52 IN E.K. ROGER'S SUBDIVISION AFORESAID; THENCE ON AN ASSUMED BEARING OF NORTH 00 DEGREES 00 MINUTES 02 SECONDS EAST, ON THE EAST LINE THEREOF, A DISTANCE OF 14.83 FEET; THENCE WESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 10.63 TO THE INTERSECTION OF A LINE 3.00 FEET EAST OF (AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH) THE EAST FACE OF AN EXISTING 3 AND 4 STORY BRICK BUILDING WITH A LINE BEING THE SOUTH FACE AND ITS EASTERLY EXTENSION THEREOF; THENCE NORTH 89 DEGREES 43 MINUTES 24 SECONDS WEST BEING THE BEARING OF THE SOUTH FACE OF WALL OF SAID EXISTING 3 AND 4 STORY BRICK BUILDING, A DISTANCE OF 24.64 FEET TO THE CENTERLINE OF AN EXISTING WALL AND ITS SOUTHERLY EXTENSION THEREOF; THENCE NORTHERLY ON SAID CENTERLINE OF WALL, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 5.08 FEET FOR THE POINT OF BEGINNING; THENCE CONTINUING NORTHERLY ON SAID LAST DESCRIBED COURSE, A DISTANCE OF 36.92 FEET TO THE MOST NORTHERLY FACE OF THE AFORESAID EXISTING 3 AND 4 STORY BRICK BUILDING; THENCE EASTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, ON SAID NORTHERLY FACE OF EXISTING BUILDING, A DISTANCE OF

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LEGAL DESCRIPTION (CONTINUED)

24.64 FEET TO A LINE 3.00 FEET EAST OF (AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH) THE EAST FACE OF SAID EXISTING 3 AND 4 STORY BRICK BUILDING; THENCE SOUTHERLY ALONG SAID PARALLEL LINE A DISTANCE OF 21.08 FEET TO THE CENTERLINE OF AN EXISTING WALL AND ITS EASTERLY EXTENSION THEREOF; THENCE ALONG SAID CENTERLINE OF EXISTING WALL THE FOLLOWING 5 COURSES;

- 1) WESTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 17.21 FEET,
- 2) SOUTHERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 13.47 FEET,
- 3) WESTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 3.30 FEET,
- 4) SOUTHERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 2.37 FEET, AND
- 5) WESTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 4.13 FEET TO THE PLACE OF BEGINNING,

ALSO:

PARCEL 4:

THAT PART OF A TRACT OF LAND AFORE DESCRIBED, LYING BETWEEN THE ELEVATION AT THE FOURTH FLOOR OF 46.71 FEET AND ABOVE, BASED ON THE CITY OF CHICAGO DATUM, SITUATED WITHIN A PARCEL OF LAND DESCRIBED AS FOLLOWS TO WIT:

COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT OF LAND, BEING ALSO THE SOUTHEAST CORNER OF LOT 52 IN THE ROGER'S SUBDIVISION AFORESAID; THENCE ON AN ASSUMED BEARING OF NORTH 00 DEGREES 00 MINUTES 02 SECONDS EAST, ON THE EAST LINE THEREOF, A DISTANCE OF 14.85 FEET; THENCE WESTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 13.63 FEET FOR THE POINT OF BEGINNING, SAID POINT BEING SOUTHEAST CORNER OF AN EXISTING 3 AND 4 STORY BRICK BUILDING; THENCE NORTH 89 DEGREES 43 MINUTES 24 SECONDS WEST BEING THE BEARING OF THE SOUTH FACE OF WALL OF SAID EXISTING 3 AND 4 STORY BRICK BUILDING, A DISTANCE OF 21.64 FEET TO THE CENTERLINE OF AN EXISTING WALL AND ITS SOUTHERLY EXTENSION THEREOF; THENCE NORTHERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, ON SAID CENTERLINE OF EXISTING WALL AND ITS NORTHERLY EXTENSION THEREOF, A DISTANCE OF 42.00 FEET TO THE MOST NORTHERLY FACE OF THE AFORESAID EXISTING 3 AND 4 STORY BRICK BUILDING; THENCE EASTERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, ALONG SAID MOST NORTHERLY FACE OF EXISTING BUILDING, A DISTANCE OF 21.64 FEET TO THE NORTHEAST CORNER THEREOF; THENCE SOUTHERLY, AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, ALONG THE EAST FACE OF SAID BRICK BUILDING, A DISTANCE OF 42.00 FEET TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.