

RTC 32996-193

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0423111108

WARRANTY DEED  
ILLINOIS

Doc#: 0423111108  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 08/18/2004 12:09 PM Pg: 1 of 3

THE GRANTORS:

Bryan R. Malis and  
~~Michelle K. Malis~~ *Michele K. Malis* *MKM*  
Husband and Wife,  
1320 S. Indiana Parkway

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of ten dollars (\$10.00) and any other good and valuable consideration, in hand pay, CONVEYS and WARRANTS to:

*J. Dunn*  
**Edward Caspers and Karen Caspers**  
Husband and Wife  
3940 Ellington Avenue  
Western Springs, IL 60558

As Tenants by the Entirety, not as Tenants in Common nor as Joint Tenants, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

"See attached legal description"

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

SUBJECT TO: The following, if any: general real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record: building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

Permanent Index Number: 17-22-105-037-1003

Address of Real Estate: 1320 S. Indiana Parkway, Chicago, Illinois 60605

Dated this 29<sup>th</sup> day of July, 2004

*Bryan Malis*  
Bryan R. Malis

*Michelle K. Malis*  
Michelle K. Malis

*Michele K. Malis MKM*

City of Chicago  
Dept. of Revenue



Real Estate  
Transfer Stamp

348001

\$4,687.50

08/05/2004 10:29 Batch 02257 4

*CW 3*



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**Legal Description:**

**PARCEL 1:**

UNIT 1320 IN PARK WEST TOWNHOMES CONDOMINIUMS, AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF CERTAIN LOTS, BLOCKS, STREETS, PRIVATE STREETS AND ALLEYS AND PART OF THE LANDS OF THE ILLINOIS CENTRAL RAILROAD COMPANY ALL IN THE NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID TRACT BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE EAST LINE OF SOUTH MICHIGAN AVENUE WITH THE SOUTH LINE OF ROOSEVELT ROAD AS DEDICATED PER DOCUMENT NUMBER 93954909; THENCE NORTH 89 DEGREES 55 MINUTES 25 SECONDS EAST ALONG SOUTH LINE, 324.58 FEET TO THE WEST LINE OF SOUTH INDIANA AVENUE AS DEDICATED PER DOCUMENT NUMBER 93954909; THENCE SOUTH 00 DEGREES 01 MINUTES 19 SECONDS WEST ALONG THE WEST LINE OF SOUTH INDIANA AVENUE AFORESAID, 575.78 FEET TO A POINT HEREINAFTER DESIGNATED POINT "A", SAID POINT "A" BEING ON THE EASTERLY EXTENSION OF THE SOUTH LINE OF EAST 13TH STREET; THENCE SOUTH 89 DEGREES 58 MINUTES 42 SECONDS WEST ALONG THE EASTERLY EXTENSION OF THE SOUTH LINE OF EAST 13TH STREET AFORESAID, 177.42 FEET TO THE EAST LINE OF AN 18 FEET PUBLIC ALLEY; THENCE SOUTH 00 DEGREES 03 MINUTES 35 SECONDS WEST ALONG THE EAST LINE OF AN 18 FOOT PUBLIC ALLEY, AFORESAID, 115.00 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 42 SECONDS EAST, 68.00 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 18 SECONDS EAST, 15.00 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 42 SECONDS EAST, 109.49 FEET TO A POINT ON THE WEST LINE OF SOUTH INDIANA AVENUE, AFORESAID, SAID POINT BEING 130.00 FEET SOUTHERLY OF SAID POINT "A" AS MEASURED ALONG SAID WEST LINE OF SOUTH INDIANA AVENUE; THENCE SOUTH 00 DEGREES 01 MINUTES 19 SECONDS WEST ALONG THE WEST LINE OF SOUTH INDIANA AVENUE, AFORESAID, 412.16 FEET TO A POINT IN THE SOUTH LINE OF SAID LOT 32; THENCE SOUTH 89 DEGREES 58 MINUTES 42 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 32, A DISTANCE OF 97.0 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 01 MINUTES 19 SECONDS EAST, A DISTANCE OF 195.05 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 42 SECONDS WEST, A DISTANCE OF 9.0 FEET; THENCE NORTH 00 DEGREES 01 MINUTES 19 SECONDS EAST, A DISTANCE OF 24.0 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 42 SECONDS EAST, A DISTANCE OF 9.0 FEET; THENCE NORTH 00 DEGREES 01 MINUTES 19 SECONDS EAST, A DISTANCE OF 192.05 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 42 SECONDS WEST, A DISTANCE OF 80.51 FEET TO A POINT IN THE EAST LINE OF A 18 FOOT PUBLIC ALLEY; THENCE SOUTH 00 DEGREES 03 MINUTES 35 SECONDS WEST ALONG THE EAST LINE OF AN 18 FOOT PUBLIC ALLEY, A DISTANCE OF 408.03 FEET TO A POINT IN THE SOUTH LINE OF SAID LOT 32; THENCE NORTH 89 DEGREES 58 MINUTES 42 SECONDS EAST, A DISTANCE OF 80.78 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED January 15, 2002 AS DOCUMENT NO. 0020058466, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

**PARCEL 2:**

EASEMENT FOR INGRESS AND EGRESS OVER THE SIDEWALKS FOR THE BENEFIT OF PARCEL 1 AFORESAID, AS SET FORTH IN THE GRANT OF EASEMENT RECORDED September 17, 2001 AS DOCUMENT NUMBER 0010860395 RE-RECORDED September 21, 2001 AS DOCUMENT NUMBER 0010882261, MADE BY AND BETWEEN CHICAGO TITLE LAND TRUST COMPANY (FORMERLY KNOWN AS CHICAGO TITLE AND TRUST COMPANY) AS TRUSTEE UNDER A TRUST AGREEMENT DATED June 27, 1989 AND KNOWN AS TRUST NUMBER 1093252, 13TH STREET LOFTS, L.L.C, AN ILLINOIS LIMITED LIABILITY COMPANY AND MUSEUM PARK, L.L.C, AN ILLINOIS LIMITED LIABILITY COMPANY.

**Permanent Index No.:** 17-22-105-037-1003