

UNOFFICIAL COPY



0617240161D

Warranty Deed

ILLINOIS

Doc#: 0617240161 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 06/21/2006 12:13 PM Pg: 1 of 4

Above Space for Reco.

THE GRANTOR(s) Rakesh Patel and Parul Patel, husband and wife, as joint tenants, of the City of Elk Grove, County of State of IL for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(s) and WARRANT(s) to (Name and Address of Grantee-s) Darius Ingram, 343 S. Dearborn St. Apt 709, Chicago, IL the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See page 2 for legal description attached here to and made part here of.), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 17-09-314-012-0000, 17-09-314-013, 17-09-314-014, 17-09-314-015, 17-09-314-016, AND 17-09-314-017.

Address(es) of Real Estate: 200 N. Jefferson #1403, Chicago, IL, 60661

The date of this deed of conveyance is May 31, 2006.

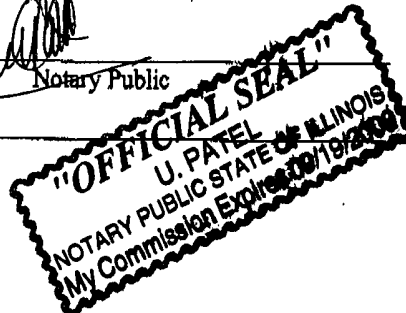
Signatures of Rakesh Patel and Parul Patel with handwritten IDL# P340-7317-327 and P3406777-5939. Includes (SEAL) markings.

State of Illinois, County of Lake ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Rakesh Patel and Parul Patel, husband and wife, as joint tenants, personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here) 2/19/2009
(My Commission Expires)

Given under my hand and official seal May 31, 2006


Notary Public signature



UNOFFICIAL COPY

For the premises commonly known as 200 N. Jefferson #1403, Chicago, IL, 60661

see attached legal

CITY TAX

CITY OF CHICAGO
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE
 JUN. 16. 06
 # 0000004327

REAL ESTATE TRANSFER TAX	02062.50
FP 102812	

STATE TAX

STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 JUN. 16. 06
 # 0000028344

REAL ESTATE TRANSFER TAX	00275.00
FP 103027	

COUNTY TAX

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 REVENUE STAMP
 JUN. 16. 06
 # 0000028541

REAL ESTATE TRANSFER TAX	00137.50
FP 103028	

This instrument was prepared by: Gardi & Haught, Ltd. 939 N. Plum Grove Rd., Ste. C Schaumburg, IL, 60173	Send subsequent tax bills to: Darius Ingram 200 N. Jefferson #1403 Chicago, IL, 60661	Recorder-mail recorded document to: Rodney Reeves 19 SOUTH LA SALLE #1500 CHICAGO IL 60603
--	--	--

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

Legal Description: UNIT NUMBERS 1403, P-136, IN JEFFERSON TOWER CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1: LOTS 1 AND 2 IN MANNING'S SUBDIVISION OF LOTS 5 AND 8 IN BLOCK 25 IN THE ORIGINAL TOWN OF CHICAGO IN THE SOUTH HALF OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO,

PARCEL 2: THE 20 FOOT VACATED ALLEY SOUTH AND ADJOINING SAID LOTS 1 AND 2; ALSO,

PARCEL 3: LOTS 3, 4, 5, 6, 7, 8 AND 9 (EXCEPT THE NORTH 10 FEET OF EACH SAID LOTS CONVEYED FOR A PUBLIC ALLEY) IN MANNING'S SUBDIVISION OF LOTS 5 AND 8 IN BLOCK 25 IN THE ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO,

PARCEL 4: ALL OF LOTS 1 AND 4 LYING WEST OF THE LINE (HEREINAFTER CALLED THE DIVISION LINE) BEGINNING AT A POINT ON THE NORTH LINE OF SAID LOT 1 WHICH IS 49.65 FEET EAST OF THE NORTH WEST CORNER THEREOF, THENCE RUNNING SOUTH ALONG THE EAST FACE OF A BRICK WALL TO A POINT ON THE SOUTH LINE OF SAID LOT 4 WHICH IS 50.18 FEET EAST OF THE SOUTH WEST CORNER THEREOF IN BLOCK 25 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL TAKEN AS A TRACT

(EXCEPT FROM THE ABOVE DESCRIBED TRACT THAT PART THEREOF LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +31.76 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.67 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECT VERTICALLY AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID TRACT; THENCE NORTH 00 DEGREES 00 MINUTES 43 SECONDS WEST, ALONG THE WEST LINE THEREOF, 25.26 FEET; THENCE SOUTH 89 DEGREES 55 MINUTES 59 SECONDS EAST, 1.52 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 55 MINUTES 59 SECONDS EAST, 57.12 FEET; THENCE NORTH 00 DEGREES 05 MINUTES 20 SECONDS EAST, 28.48 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 53 SECONDS EAST, 73.96 FEET; THENCE NORTH 00 DEGREES 06 MINUTES 07 SECONDS EAST, 6.82 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 53 SECONDS EAST, 17.72 FEET; THENCE SOUTH 00 DEGREES 15 MINUTES 38 SECONDS EAST, 37.41 FEET; THENCE SOUTH 76 DEGREES 01 MINUTES 37 SECONDS WEST, 94.92 FEET; THENCE NORTH 00 DEGREES 07 MINUTES 01 SECONDS WEST, 1.03 FEET; THENCE NORTH 89 DEGREES 38 MINUTES 52 SECONDS WEST, 37.86 FEET; THENCE NORTH 00 DEGREES 02 MINUTES 54 SECONDS WEST, 10.31 FEET; THENCE NORTH 89 DEGREES 56 MINUTES 21 SECONDS WEST, 19.06 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 48 SECONDS EAST, 13.66 FEET TO THE POINT OF BEGINNING;

ALSO, EXCEPT FROM THE ABOVE DESCRIBED TRACT THAT PART THEREOF LYING BELOW A SLANTED PLANE DEFINED BY THE HEREINAFTER DESCRIBED POINTS "A", "B" AND "C" AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.67 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECT VERTICALLY AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID TRACT; THENCE NORTH 00 DEGREES 00 MINUTES 43 SECONDS WEST, ALONG THE WEST LINE THEREOF, 25.26 FEET; THENCE SOUTH 89 DEGREES 55 MINUTES 59 SECONDS EAST, 1.52 FEET TO THE POINT OF BEGINNING, SAID POINT BEING ALSO HORIZONTALLY POINT "A" WHICH HAS AN ELEVATION OF +31.76 FEET ABOVE CHICAGO CITY DATUM; THENCE SOUTH 89 DEGREES 55 MINUTES 59 SECONDS EAST, 57.12 FEET, TO A POINT, SAID POINT BEING ALSO HORIZONTALLY POINT "B" WHICH HAS AN ELEVATION OF +31.76 FEET ABOVE CHICAGO CITY DATUM; THENCE NORTH 00 DEGREES 05 MINUTES 20 SECONDS EAST, 28.48 FEET TO A POINT, SAID POINT BEING ALSO HORIZONTALLY POINT "C" WHICH HAS AN ELEVATION OF +30.18 FEET ABOVE CHICAGO CITY DATUM; THENCE NORTH 89 DEGREES 53 MINUTES 53 SECONDS WEST, 57.16 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 48 SECONDS WEST, 28.51 FEET TO THE POINT OF BEGINNING;

ALSO, EXCEPT FROM THE ABOVE DESCRIBED TRACT THAT PART THEREOF LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +31.76 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.67 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECT VERTICALLY AND DESCRIBED AS FOLLOWS:

UNOFFICIAL COPY

COMMENCING AT THE SOUTH EAST CORNER OF SAID TRACT, THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG THE EAST LINE THEREOF, 98.04 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 18.57 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 9.42 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 12.54 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 8.43 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 4.38 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 19.45 FEET; THENCE NORTH 89 DEGREES 59 MINUTES 43 SECONDS EAST, 22.62 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 7.82 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 12.22 FEET; THENCE SOUTH 00 DEGREES 17 MINUTES 16 SECONDS WEST, 29.48 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 17.78 FEET TO THE POINT OF BEGINNING), IN COOK COUNTY, ILLINOIS, TO WHICH SURVEY IS ATTACHED AS EXHIBIT 'B' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0536327117, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Index #'s: 17-09-314-012-0000 Vol. 0590 and 17-09-314-013-0000 Vol. 0590 and 17-09-314-014-0000 Vol. 0590 and 17-09-314-015-0000 Vol. 0590 and 17-09-314-016-0000 Vol. 0590 and 17-09-314-017-0000 Vol. 0590

Property Address: 200 North Jefferson Street, Unit 1403 and Parking 136, Chicago, Illinois 60661-1139

Property of Cook County Clerk's Office