

WARRANTY DEED

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9869/0198 07 001 Page 1 of 3  
1999-12-28 15:04:57  
Cook County Recorder 25.50

GRANTORS, PHILIP J. GORDON and CASSIE L. GORDON, husband and wife, of the City of Chicago, County of Cook, in the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to

MICHAEL WOODS, of Unit 806, 651 S. Wells, Chicago, IL 60607

individually, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

- SEE ATTACHED LEGAL DESCRIPTION -

Permanent Index No. 17-17-228-020-1007 & 17-17-228-020-1057  
Commonly known as: Unit 2G, 812 West Van Buren, Chicago, Illinois 60607

Subject to (a) general real estate taxes for 1998 and subsequent years, (b) Special Assessments confirmed after this Contract date; (c) Building, building line and use or occupancy restrictions conditions, covenants of record; (d) zoning laws and ordinances, (e) easements for public utilities, (f) drainage ditches, feeders, laterals and drain tile, pipe or other conduit, (g) if the property is other than a detached, single-family home, party walls, party wall rights and agreements, terms, provisions, covenants, and conditions of the declaration of condominium, if any, and all amendments thereto, any assessments established by or implied from the said declaration of condominium or amendments thereto, if any; limitations and conditions imposed by the Illinois Condominium Property Act, and if applicable, installments of assessments due after the date of closing. hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 15<sup>th</sup> day of November, 1999.

*Philip J. Gordon*  
PHILIP J. GORDON

*Cassie L. Gordon*  
CASSIE L. GORDON

3d

State of Illinois ) Cook  
County of BURAGE )ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that PHILIP J. GORDON and CASSIE L. GORDON are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed 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 seal, this 15<sup>th</sup> day of November, 1999.

*Blemons*  
Notary Public

This document was prepared by: Judith Glaser, 15 W. Jefferson, Naperville, IL 60540

Mail to:  
Gina R. LaMantia  
Sklodowski, Puchalski & Reimer  
9240 W. Belmont Ave., 2<sup>nd</sup> Floor  
Franklin Park, IL 60131

Send subsequent tax bills to:  
Michael Woods  
Unit 2G  
812 W. Van Buren  
Chicago, IL 60607

P.N.T.N.

“OFFICIAL SEAL”  
BETH McGOVERN  
Notary Public, State of Illinois  
My Commission Exp. 12/09/2000




Property of Cook County Clerk's Office

☆ 050243  
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**CITY OF CHICAGO**  
**REAL ESTATE TRANSACTION TAX**


DEPT. OF REVENUE DEC-09  
 P.B. 11196


**750.00**

☆ 050242  
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**CITY OF CHICAGO**  
**REAL ESTATE TRANSACTION TAX**

DEPT. OF REVENUE DEC-09  
 P.B. 11196


**750.00**

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

Unit G-11  
812 Van Buren  
Chicago, IL

UNIT NUMBER 2G AND G-11 IN THE WESTGATE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 9, 10 AND 11 IN DUNCAN'S ADDITION TO CHICAGO, BEING A SUBDIVISION IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PORTION OF THE PROPERTY LYING ABOVE ELEVATION +15.76 (CITY OF CHICAGO DATUM) BEING CEILING OF BASEMENT AREA LYING BELOW ELEVATION +27.80, BEING CEILING OF FIRST FLOOR, AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 9; THENCE NORTH ALONG THE WEST LINE OF LOTS 9 AND 10; 90.00 FEET; THENCE EAST PARALLEL TO THE SOUTH LINE OF LOT 9, 24.30 FEET; THENCE SOUTH 14.00 FEET; THENCE EAST 12.70 FEET; THENCE NORTH 14.00 FEET; THENCE EAST 89.09 FEET TO THE EAST LINE OF LOT 10;

THENCE SOUTH 35 FEET; THENCE EAST 19.40 FEET; THENCE SOUTH 20 FEET; THENCE EAST 19.40 FEET; THENCE SOUTH 35.00 FEET TO THE SOUTH EAST CORNER OF SAID LOT 9; THENCE WEST 126.08 FEET TO THE POINT OF BEGINNING, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 3891819 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2: NONEXCLUSIVE EASEMENT IN FAVOR OF PARCEL 1 FOR INGRESS AND EGRESS AS CREATED, LIMITED AND DEFINED IN DECLARATION OF EASEMENTS, RESTRICTIONS AND OPERATING AGREEMENTS DATED JUNE 21, 1990 AND FILED WITH THE REGISTRAR OF TITLES AS DOCUMENT LR 3891818 AND RECORDED WITH THE RECORDER OF DEEDS AS DOCUMENT 90303796 THROUGH, OVER AND ACROSS THE LOBBY AREA AND CORRIDOR BETWEEN THE ELEVATOR AND DOOR IN THE SOUTHEAST PORTION OF THE "COMMERCIAL PROPERTY".

041104  
Cook County  
REAL ESTATE TRANSACTION TAX  
REVENUE  
STAMP NOV 22 '99  
P.B. 10848  
100.00

040827  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
NOV 22 '99  
DEPT. OF REVENUE  
200.00  
P.B. 10610

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