

UNOFFICIAL COPY



Doc#: 1011933062 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/29/2010 11:31 AM Pg: 1 of 3

This Instrument Prepared By:

Shane E. Mowery
Attorney at Law
2448 W. Augusta, Unit 2
Chicago, IL 60622

(The Above Space for Recorder's Use Only)

CT 1 Aboarnett
ST 6114779
LND
10F2

WARRANTY DEED


AMY NESWOLD, single, never married, residing at 2911 N. Western, Unit 404, Chicago, Illinois (hereinafter called "Grantor"), in consideration of the sum of TEN AND NO/DOLLARS (\$10.00) and other good and valuable consideration in hand paid by ELLEN M. FELICELLI (hereinafter called "Grantee"), individually, the receipt and sufficiency of which is hereby acknowledged and confessed, by these presents does hereby grant, bargain, sell, convey, warrant and confirm, unto Grantee, all of Grantor's right, title and interest in and to the real property located in the City of Chicago, County of Cook and State of Illinois which is more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises forever. Subject to general real estate taxes for year 2009 and subsequent years and such covenants, conditions, easements and restrictions of record as of the date hereof.

Address of Property: 2911 N. Western, Unit 404, Chicago, IL 60618

Permanent Index Number: 14-30-116-023-1042

TO HAVE AND TO HOLD the premises unto Grantee, her successors and assigns FOREVER, and Grantor does hereby covenant that he is lawfully seized and possessed of said Property in fee simple, has a good right to convey.

CITY TAX  REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	CITY OF CHICAGO	# 0000008458	REAL ESTATE TRANSFER TAX
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			FP 102805

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Box 334

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1: UNIT 404 IN THE RIVER WALK LOFTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN PARTS OF LOTS IN BLOCK 9, IN CLYBOURN AVENUE ADDITION TO LAKEVIEW AND CHICAGO, IN SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00170100, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-15, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 00170100.

PARCEL 3: THE NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, USE AND ENJOYMENT UPON THE PROPERTY AS DEFINED, DESCRIBED AND DECLARED IN THE DECLARATION OF EASEMENTS AND COVENANTS RECORDED AS DOCUMENT NUMBER 00170099.