



Doc#: 1106044082 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/01/2011 04:02 PM Pg: 1 of 3

**WARRANTY DEED**

Address: 600 N. Kingsbury, Unit 1504, Chicago, IL 60610, PS 326

PIN: 17-09-126-020-1095 UNIT 1504, 17-09-126-020-1195 PS 326

GRANTOR, MICHAEL J. DUDEK, hereby conveys warrants and transfers to GRANTEE, ELIZABETH K. DUDEK, a 1% interest in Unit 1504, at 600 N. Kingsbury, Chicago, IL. 60610

Legal Description: See Exhibit A

**Restrictive Covenant:** GRANTEE'S 1% interest grants no present right to sell or receive compensation and shall be dependant solely on GRANTOR'S decision to sell. Said interest cannot be sold, mortgaged, pledged, transferred or hypothecated without GRANTOR'S written consent. Said interest has no present value, carries only duties and responsibilities and is not subject to creditors or claims.

Date: April 8, 2010

GRANTOR, MICHAEL J. DUDEK



Sworn And Subscribed To  
before me this 8th  
day of April, 2010.

Notary Public

SEND TAX BILL TO:  
Michael J. Dudek  
703 S. Dearborn St.  
Chicago, IL 60605

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45  
sub par e and Cook County Ord. 93-0-27 par. 4.

Date: 4-8-10

Sign

# UNOFFICIAL COPY

Unit 1504 and Parking Space Unit P-326 in Park Place Chicago Condominium as delineated and defined on the plat of survey of the following described parcel of Real Estate:

Parcel 1:

That part of Block 3 in Assessor's Division of the Kingsbury Tract, in the East  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of Section 9, Township 39 North, Range 14 East of the Third Principal Meridian, lying Easterly of the East dock line of the North branch of the Chicago River; lying Southwesterly of the Southwesterly line of Kingsbury Street, lying South and Southeasterly of the following described line: Beginning at the intersection of the Southwesterly line of Kingsbury Street and a line 3.0 feet North of and parallel with the center line of Ontario Street (as now laid out) Extended West; thence West along a line 3.0 feet North of and parallel with the center line of Ontario Street (as now laid out) Extended West 163.0 feet; thence Southwesterly in a straight line to a point in said dock line of said North Branch of the Chicago River, which is 70.80 feet Southeasterly (measured along said dock line) from the point of intersection of said dock line with said line so drawn 3.0 feet North of and parallel with the center of Ontario Street Extended West and lying North and East of a line described as beginning at the intersection of the West line of Kingsbury Street and a line 8.50 feet South of and parallel with the prolongation West of the South line of the North  $\frac{1}{2}$  of Block 4 in said Assessor's Division of said Kingsbury Tract; thence West along said parallel line, 142.0 feet to a point; thence North at right angles 13.0 feet; thence West at right angles to a point on the East dock line of the North Branch of Chicago River, in Cook County, Illinois.

Parcel 2:

That part of Block 3 in Assessor's Division of the Kingsbury Tract, in the East  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of Section 9, Township 39 North, Range 14 East of the Third Principal Meridian, described as follows: Commencing at a point in a line 3.0 feet North of and parallel with the center line of Ontario Street (as now laid out) which is 163.0 feet West from the intersection of said line with the West line of Kingsbury Street; thence Southwesterly to a point in the dock line of the East Bank of the North Branch of the Chicago River which is 70.8 feet Southeasterly from intersection of dock line, said river with the said line drawn 3.0 feet North of and parallel with the center line of Ontario Street; thence Northwesterly along said dock line of said East Bank of said river, 9.80 feet; thence Northeasterly in a straight line to the point of beginning, said land being more particularly described in a Deed from Hugh McBirney and Isabelle M. McBirney, his wife, to Percival W. Clement, dated November 22, 1899, recorded in Volume 6925 Page 164 of land records in the Recorder's Office of Cook County, Illinois. Which survey is attached as Exhibit "A" to the Declaration of Condominium recorded August 21, 2002 as Document Number 0020921139, and as amended from time to time, together with its undivided percentage interest in the common elements.

Parcel B:

Easement for ingress and egress for the benefit of Parcel A aforesaid, as contained in the declaration of covenants, conditions, restrictions and easements recorded August 21, 2002 as Document Number 0020921138.

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## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated April 8, 2010

Signature: *Michael Nuebel*  
Grantor or Agent

Subscribed and sworn to before me by the said *Grantor* this 8th day of April



Notary Public *Patricia Friend*

The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquired and hold title to real estate under the laws of the Sate of Illinois.

Dated April 8, 2010

Signature: *Michael Nuebel*  
Grantee or Agent

Subscribed and sworn to before me by the said *agent* this 8th day of April, 2010



Notary Public *Patricia Friend*

NOTE: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed of ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Act.)