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Doc#: 1213612094 Fee: \$46.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/15/2012 10:59 AM Pg: 1 of 5

First American Title
Order # 0076129

WARRANTY DEED

Grantors, JOHN D. FITZPATRICK AND KATHERINE J. FITZPATRICK, husband and wife, of Chicago, IL, for Ten and ⁰⁰/₁₀₀ Dollars (\$10.00) and other good and valuable consideration received, hereby CONVEY AND WARRANT to Grantees Carlos A. Cabrera, Catherine N. Cabrera, Catherine E. Cabrera and Carlos Anthony Cabrera, as Joint Tenants, the Real Estate located at and commonly known as:

and Not as Tenants in Common

700 North Larrabee, Unit 1501, Chicago, Cook County, Chicago, Illinois 60654

PINs: 17-09-113-018-1130 and 17-09-113-018-1358

Whose legal description is attached hereto and incorporated herein:

TO HAVE AND TO HOLD said Premises forever, and 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 as Joint Tenants forever.*

Dated this 25th day of April, 2012

Dated this 25th day of April, 2012

JOHN D. FITZPATRICK

KATHERINE J. FITZPATRICK

REAL ESTATE TRANSFER	04/27/2012
	CHICAGO: \$2,955.00
	CTA: \$1,182.00
	TOTAL: \$4,137.00
17-09-113-018-1130 20120401604371 9UZT5D	

This instrument was prepared by:
Nimit Bammi
Schwartz, Sciara & Bammi, LLC
222 North LaSalle Street • Suite 200
Chicago, Illinois 60601-1114

REAL ESTATE TRANSFER	04/27/2012
	COOK \$197.00
	ILLINOIS: \$394.00
	TOTAL: \$591.00
17-09-113-018-1130 20120401604371 WV6TFV	

S Y
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State of ILLINOIS
)
County of COOK)^{ss}

I, FLORENCE M. SCHUBA the undersigned Notary Public in and for said County, in the State of ILLINOIS, do hereby certify that **John D. Fitzpatrick**, a married man, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his own free and voluntary act, for the uses and purposes set forth therein.

Given under my hand and official seal, this 25th day of APRIL 2012.

Florence M. Schuba
Notary Public



MAIL TO:

MR. & MRS. CARLOS A. CABRERA

556 ALICE DR.

NORTHBROOK IL. 60062

SEND TAX BILL TO:

MR. & MRS. CARLOS A. CABRERA

556 ALICE DR.

NORTHBROOK IL. 60062

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State of Illinois)
)
) ss
County of Will)

I, ~~Nancy L Warner~~ the undersigned Notary Public in and for said County, in the State of Illinois, do hereby certify that **Katherine J. Fitzpatrick**, a married woman, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his own free and voluntary act, for the uses and purposes set forth therein.

Given under my hand and official seal, this 25th day of April 2012.

Nancy L. Warner
Notary Public



MAIL TO:

MR. AMES. CARLOS A. CABRERA

556 ALICE DR.

NORTHBROOK IL, 60062

SEND TAX BILL TO:

MR. & MRS. CARLOS A. CABRERA

556 ALICE DR.

NORTHBROOK IL 60062

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LEGAL DESCRIPTION

PARCEL 1:

UNIT 1501 AND GU-140, IN THE RIVER PLACE ON THE PARK CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOTS 11 TO 17, BOTH INCLUSIVE, AND A PART OF LOTS 10 AND 18 IN BLOCK 81 LYING EAST AND ADJOINING THE EAST DOCK LINE OF THE NORTH BRANCH OF THE CHICAGO RIVER AS NOW LOCATED IN RUSSELL, MATHER AND ROBERTS' SECOND ADDITION TO CHICAGO, BEING A SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE NORTH BRANCH OF THE CHICAGO RIVER TOGETHER WITH LOTS 11 TO 17 BOTH INCLUSIVE AND A PART OF LOTS 10 AND 18 IN BLOCK 82 (EXCEPT THE EAST 30 FEET OF SAID LOTS USED AS ROBERTS STREET) IN RUSSELL, MATHER AND ROBERTS' SECOND ADDITION TO CHICAGO, BEING A SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE NORTH BRANCH OF THE CHICAGO RIVER.

TOGETHER WITH

THE STRIP OF LAND 66.00 FEET IN WIDTH LYING BETWEEN THE AFORESAID LOTS 11 TO 17 BOTH INCLUSIVE, AND A PART OF LOTS 10 AND 18 IN SAID BLOCK 81 AND SAID LOTS 11 TO 17, BOTH INCLUSIVE, AND PART OF LOTS 10 AND 18 IN SAID BLOCK 82 WHICH STRIP, FORMERLY KNOWN AS ROBERTS STREET, CONSTITUTES ALL OF THE LAND LYING BETWEEN SAID LOTS IN BLOCK 81 AND SAID LOTS IN BLOCK 82, ALL IN SAID RUSSELL, MATHER AND ROBERTS' SECOND ADDITION TO CHICAGO DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE WEST LINE OF NORTH LARRABEE STREET AND THE NORTH LINE OF WEST ERIE STREET; THENCE NORTH ALONG SAID WEST LINE OF NORTH LARRABEE STREET, A DISTANCE OF 206.14 FEET TO A POINT 85.18 FEET SOUTH OF THE INTERSECTION OF THE WESTERLY EXTENSION OF THE NORTH LINE OF WEST HURON STREET AND THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUING NORTH ALONG SAID WEST LINE OF NORTH LARRABEE STREET, A DISTANCE OF 335.68 FEET TO THE EASTERLY EXTENSION OF THE SOUTH FACE

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OF AN 8 STORY BRICK BUILDING; THENCE WEST ALONG SAID SOUTH FACE OF AN 8 STORY BRICK BUILDING AT AN ANGLE OF 89 DEGREES 58 MINUTES 55 SECONDS TO THE RIGHT WITH THE LAST DESCRIBED LINE, A DISTANCE OF 218.31 FEET TO THE EASTERLY DOCK LINE OF THE NORTH BRANCH OF THE CHICAGO RIVER; THENCE SOUTH ALONG SAID EASTERLY DOCK LINE AT AN ANGLE OF 90 DEGREES 49 MINUTES 57 SECONDS TO THE RIGHT WITH THE LAST DESCRIBED LINE, A DISTANCE OF 199.33 FEET; THENCE CONTINUING SOUTH ALONG SAID EASTERLY DOCK LINE AT AN ANGLE OF 178 DEGREES 42 MINUTES 26 SECONDS TO THE RIGHT WITH THE LAST DESCRIBED LINE, A DISTANCE OF 38.27 FEET; THENCE CONTINUING SOUTH ALONG SAID EASTERLY DOCK LINE AT AN ANGLE OF 178 DEGREES 13 MINUTES 08 SECONDS TO THE RIGHT WITH THE LAST DESCRIBED LINE, A DISTANCE OF 80.25 FEET; THENCE CONTINUING SOUTH ALONG SAID EASTERLY DOCK LINE AT AN ANGLE OF 178 DEGREES 24 MINUTES 51 SECONDS TO THE RIGHT WITH THE LAST DESCRIBED LINE, A DISTANCE OF 15.55 FEET; THENCE EAST AT AN ANGLE OF 94 DEGREES 27 MINUTES 47 SECONDS TO THE RIGHT WITH THE LAST DESCRIBED LINE, A DISTANCE OF 216.63 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS;

EXCEPTING THEREFROM THE NORTH 185 FEET THEREOF

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0621931005, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-131, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0621931005.