

# UNOFFICIAL COPY



Doc#: 1217811058 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/28/2012 11:01 AM Pg: 1 of 3

## WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR(S), Patrick Johnson and Kristen Johnson, husband and wife, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Akshay Heroor, a married man, (GRANTEE'S ADDRESS) 3450 North Lake Shore Drive, #604, Chicago, Illinois 60657 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF

**SUBJECT TO:** general taxes for the year 2011 (2nd installment) and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s)

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 17-09-312-010-1035, 17-09-312-010-1107  
Address(es) of Real Estate: 657 W. Fulton St., Unit 409 & G-32, Chicago, Illinois 60657

Dated this 23<sup>rd</sup> day of May 2012

*[Signature]*  
Patrick Johnson

*[Signature]*  
Kristen Johnson

REAL ESTATE TRANSFER		06/15/2012
CHICAGO:	\$2,250.00	
CTA:	\$900.00	
TOTAL:	\$3,150.00	

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REAL ESTATE TRANSFER		06/19/2012
COOK	\$150.00	
ILLINOIS:	\$300.00	
TOTAL:	\$450.00	

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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Patrick Johnson and Kristen Johnson, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed 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 official seal, this 23<sup>rd</sup> day of May 2012



Cynthia Ramirez (Notary Public)

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**Prepared By:** Michelle A. Laiss  
ATTORNEY AT LAW  
1530 West Fullerton Avenue  
Chicago, Illinois 60614

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**Mail To:**  
Peter Marx  
ATTORNEY AT LAW  
7104 West Addison Street  
Chicago, Illinois 60634

**Name & Address of Taxpayer:**  
Akshay Heroor  
657 W. Fulton St., Unit 409  
Chicago, Illinois 60661

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## Schedule A, Exhibit A

### Parcel 1:

Unit Number 409 and G-32 in the Fulton Place Condominium, as delineated on a survey of the following described tract of land:

Lots 4 through 9, both inclusive, and that part of Lots 10 and 11 in the Subdivision of Block 63 in Canal Trustees' Subdivision of Lots and Blocks in the Southwest ¼ of Section 9, Township 39 North, Range 14 East of the Third Principal Meridian, described as follows: Beginning at the Northeast corner of said Lot 10; thence South along the East line of said Lot 10 to the Southeast corner of said Lot 10; thence West along the South line of said Lot 10 for a distance of 3.12 feet; thence Northwesterly along a straight line to a point on the North line of said Lot 11, 8.53 feet West of the Northeast corner of said Lot 11, thence East along the North line of said Lots 10 and 11 to the point of beginning, all in Cook County, Illinois.

### Except

Commercial Parcel 1, bounded and described as follows: Being part of Lots 8, 9, 10 in the Subdivision of Block 63 in Canal Trustees' Subdivision of Lots and Blocks in the Southwest ¼ of Section 9, Township 39 North, Range 14 East of the Third Principal Meridian, described as follows; commencing at the Northeast corner of Lot 8; thence South 89 degrees 50 minutes 09 seconds West, 8.81 feet along the South right of way of Fulton Market Avenue to the point of beginning; thence South 00 degrees 09 minutes 51 seconds East, 19.65 feet; thence North 89 degrees 20 minutes 43 seconds East, 6.59 feet; thence South 00 degrees 39 minutes 17 seconds East, 47.00 feet; thence South 89 degrees 20 minutes 43 seconds West, 19.83 feet; thence North 00 degrees 39 minutes 17 seconds West, 6.46 feet; thence South 89 degrees 20 minutes 43 seconds West, 20.67 feet; thence South 00 degrees 39 minutes 17 seconds East, 6.54 feet; thence South 89 degrees 20 minutes 43 seconds West, 24.08 feet; thence North 00 degrees 39 minutes 17 seconds West, 8.08 feet; thence South 89 degrees 20 minutes 43 seconds West, 12.22 feet; thence North 12 degrees 37 minutes 05 seconds West, 62.73 feet to a point on the South right of way of Fulton Market Avenue; thence North 89 degrees 50 minutes 09 seconds East, 83.39 feet to the point of beginning, limited to the area between finished floor (14.80+ Chicago Datum) and finished ceiling (28.80 feet+ Chicago Datum);

### And except

Commercial Parcel 2, bounded and described as follows: Being part of Lots 9, 10 in the Subdivision of Block 63 in Canal Trustees' Subdivision of Lots and Blocks in the Southwest ¼ of Section 9, Township 39 North, Range 14 East of the Third Principal Meridian, described as follows; Commencing at the Southeast corner of Lot 10; thence South 89 degrees 08 minutes 11 seconds West, 3.12 feet along the North right of way of Walnut Street; thence North 12 degrees 37 minutes 05 seconds West, 43.80 feet to the point of beginning, thence continuing North 12 degrees 37 minutes 05 seconds West, 22.86 feet; thence South 89 degrees 42 minutes 02 seconds East, 27.79 feet; thence South 00 degrees 17 minutes 18 seconds West, 22.17 feet; thence South 00 degrees 00 minutes 00 seconds West, 22.69 feet to the point of beginning, limited to the area between finished floor (14.80+ Chicago Datum) and finished ceiling (28.80 Chicago Datum), all in Cook County, Illinois.

Which survey is attached as exhibit "D" to the Declaration of Condominium recorded as document number 0636309075, as amended by special amendment No. 1 to Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-laws recorded January 12, 2007 as document number 0701209056 together with its undivided percentage interest in the common elements in Cook County, Illinois.

### Parcel 2:

Perpetual Easements for the benefit of Parcel 1 for support, ingress and egress and other purposes as described and defined in the Declaration of Covenants, conditions, restrictions and reciprocal easements recorded December 29, 2006 as document number 0636309075, and special amendment No. 1 to Declaration of Covenants, Conditions, Restrictions and Reciprocal easements recorded January 12, 2007 as document number 0701209055.