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WARRANTY DEED STATUTORY (Illinois)

Doc#: 1229004114 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/18/2012 01:57 PM Pg: 1 of 3

Mail to:
Gerald L. Berlin
Attorney at Law
Berlin & Associates Law Offices
1529 South State Street, Suite PH-1
Chicago, IL 60605 112 S. SAN RAMON
CHICAGO, IL 60607

Name & address of taxpayer:
Karl Shea
3950 North Lake Shore Drive, #2219-D
Chicago, IL 60613

THE GRANTOR(S) Michael J. Carter ^{AS SINGLE PERSON} of 3950 North Lake Shore Drive, #2219-D, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN and 00/100ths DOLLARS, and other good and valuable considerations in hand paid,

CONVEYS AND WARRANTS to the GRANTEE (S) Karl Shea, an ~~un~~married person, of 6136 North Kilpatrick Avenue, of the City of Chicago, State of Illinois, all interest in the following described real estate situated in the County of Cook, in the State of Illinois to wit:

SEE ATTACHED LEGAL DESCRIPTION AS EXHIBIT "A"

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND HOLD said property in fee simple forever.

Subject to the general real estate taxes for 2012 and subsequent years; special assessments confirmed after this contract date, building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public utilities.

Permanent Index Number: 14-21-101-034-1415 Vol: 0485

Property Address: 3950 North Lake Shore Drive, #2219-D, Chicago, IL 60613

FIRST AMERICAN TITLE order # 2333287
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PARCEL 1:

UNIT NO. 2219-D IN 3950 NORTH LAKE SHORE DRIVE CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL") : THAT PART OF LOTS 10, 11, AND 12 IN CARSON AND CHYTRAUS ADDITION TO CHICAGO, BEING A SUBDIVISION OF BLOCK 1 IN EQUITABLE TRUST COMPANY'S SUBDIVISION IN SECTION 21, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE LINE ESTABLISHED BY DECREE ENTERED ON SEPTEMBER 1906, IN CASE NUMBER 274470, CIRCUIT COURT OF COOK COUNTY, ILLINOIS, ENTITLED CHARLES W. GORDON AND OTHERS AGAINST COMMISSIONERS OF LINCOLN PARK, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST NO. 40420, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 24014190; TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY):

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE EASEMENT AGREEMENT DATED APRIL 23, 1969, RECORDED APRIL 23, 1969, AS DOCUMENT 20820211 MADE BY AND BETWEEN AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, TRUST NUMBER 22719, AND EXCHANGE NATIONAL BANK OF CHICAGO, TRUST NUMBER 5174, FOR THE PURPOSE OF INGRESS AND EGRESS OVER AND ACROSS THAT PART OF THE EAST 40 FEET OF VACATED FRONTIER AVENUE, AS VACATED BY ORDINANCE RECORDED AS DOCUMENT 20816906, LYING WEST OF LOTS 10, 11, AND 12 IN CARSON AND CHYTRAUS ADDITION TO CHICAGO AFORESAID, WHICH LIES NORTH OF THE SOUTH LINE OF LOT 10 EXTENDED WEST AND LIES SOUTH OF THE NORTH LINE OF LOT 12 EXTENDED WEST, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office