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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY



Doc#: 1306418078 Fee: \$44.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/05/2013 01:31 PM Pg: 1 of 4

THE GRANTOR(S), Roger L. Ward and Catherine A. Ward, 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 CNR Ward Properties, LLC-Harbor Point Series, an Illinois limited liability series (GRANTEE'S ADDRESS) 155 N. Harbor Drive, Unit 1604, Chicago, Illinois 60601 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 Legal Description attached hereto and made a part hereof as Exhibit A.

SUBJECT TO: general taxes for the year 2012 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2012

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): 17-10-401-005-1200
Address(es) of Real Estate: 155 N. Harbor Drive, Unit 1604, Chicago, Illinois 60601

Dated this 7TH day of FEBRUARY, 2013

Roger L. Ward
Roger L. Ward

Catherine A. Ward
Catherine A. Ward

City of Chicago
Dept. of Finance
638409



Real Estate
Transfer
Stamp

\$0.00

3/5/2013 13:11

dr00185

Batch 6,013,088

UNOFFICIAL COPYSTATE OF ILLINOIS, COUNTY OF McLean ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Roger L. Ward and Catherine A. Ward, husband and wife, 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 22 day of February, 2013



VA Lowery (Notary Public)

EXEMPT UNDER PROVISIONS OF PARAGRAPH
E SECTION 31 - 45,

REAL ESTATE TRANSFER TAX LAW

DATE: FEBRUARY 22, 2013

Catherine A. Ward
Signature of Buyer, Seller or Representative

Prepared By: John L. Janczur
318 West Adams Street, Suite 1100
Chicago, Illinois 60606-2172

Mail To:

CNR Ward Properties, LLC-Harbor Point Series, an Illinois limited liability seri
155 N. Harbor Drive, Unit 1604
Chicago, Illinois 60601

Name & Address of Taxpayer:

CNR Ward Properties, LLC-Harbor Point Series, an Illinois limited liability seri
155 N. Harbor Drive, Unit 1604
Chicago, Illinois 60601

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Exhibit A - Legal Description

Parcel 1:

Unit 1604 in Harbor Drive Condominium, as delineated on the Survey Plat of that certain Parcel of Real Estate (hereinafter called "Parcel"): Of Lots 1 and 2 in Block 2 in Harbor Point Unit Number 1, being a Subdivision of part of the lands lying East of and adjoining that part of the Southwest Fractional Quarter of Fractional Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, included within filed in the Office of the Registrar of Titles Dearborn Addition to Chicago, being the whole of the Southwest fractional Quarter of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, together with all of the land, property and space occupied by those parts of Bell, Caisson, Caisson Cap and Column Lots 1-A 1-"B", 1-"C", 2-"A", 2-"B", 2-"C", 3-"A", 3-"B", 3-"C", 4-"A", 4-"B", 4-"C", 5-"A", 5-"B", 5-"C", 6-"A", 6-"B", 6-"C", 7-"A", 7-"B", 7-"C", 8-"A", 8-"B", 8-"C", 9-"A", 9-"B", 9-"C", M-LA and MA-LA, or parts thereof as said Lots are depicted, enumerated and defined on said Plat of Harbor Point Unit Number 1, falling within the boundaries projected vertically upward and downward of said Lot 1 in Block 2, aforesaid, and lying above the upper surface of the land, property and space to be dedicated and conveyed to the City of Chicago for utility purposes, which Survey is attached to the Declaration of Condominium Ownership and of Easements, Covenants and Restrictions and By-Laws for the 155 Harbor Drive Condominium Addition made by Chicago Title and Trust Company, as Trustee under the Trust Number 58912 recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document Number 22935653 (said Declaration having been amended by First Amendment thereto recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document Number 22935654, together with its undivided .12391 percentage interest in said Parcel (excepting from said Parcel all of the property and space comprising all of the Units thereof as defined and set forth in said Declaration, as amended as aforesaid, and survey), in Cook County, Illinois.

Parcel 2: Easements for access for the benefit of Parcel 1, aforescribed through, over and across Lot 3 in Block 2 of said Harbor Point Unit Number 1, established pursuant to Article II of Declaration of Covenants, Conditions and Restrictions and Easements for the Harbor Point Property Owners' Association made by the Chicago Title and Trust Company, as Trustee under Trust Number 58912 and under Trust Number 58930, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document Number 22935651, (said Declaration having been amended by First Amendment thereto recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as 22935652), and as created by Deed from the Chicago Title and Trust Company, a Corporation of Illinois, as Trustee under Trust Agreement dated December 17, 1971 and known as Trust Number 58912 recorded as Document Number in Cook County, Illinois.

Parcel 3:

Easements for support for the benefit of Parcel 1, aforescribed, as set forth in Reservation and Grant of Reciprocal Easements as shown on Plat of Harbor Point Unit Number 1, aforesaid, and as supplemented by the provisions of Article III of Declaration of Covenants, Conditions and Restrictions and Easements for the Harbor Point Property Owners' Association made by Chicago Title and Trust Company, as Trustee under Trust Number 58912, and under Trust Number 58930, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document Number 22935651 (said Declaration having been amended by First Amendment thereto recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document Number 22935652), and as created by Deed from the Chicago Title and Trust Company, a Corporation of Illinois, as Trustee under Trust Agreement dated December 17, 1971 and known as Trust Number 58912, recorded as Document Number all in Cook County, Illinois.

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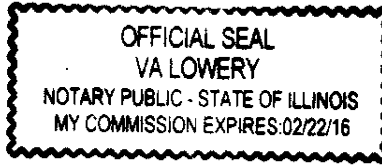
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 FEBRUARY 22, 2013

Signature *Robert L. Ward*
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID ROBERT L. WARD THIS 22 DAY OF February, 2013.



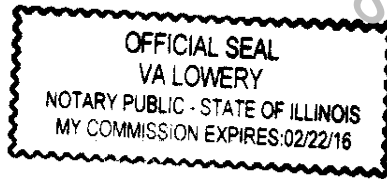
NOTARY PUBLIC *Va Lowery*

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 acquire and hold title to real estate under the laws of the State of Illinois.

Dated FEBRUARY 22, 2013

Signature *Robert L. Ward*
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID Robert L. Ward THIS 22 DAY OF February, 2013.



NOTARY PUBLIC *Va Lowery*

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 or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]