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GIT (7-1)

SPECIAL WARRANTY DEED

Doc#: 1318357500 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/02/2013 02:54 PM Pg: 1 of 3

THIS INSTRUMENT dated the 25TH day of April, 2013, by and between FirstMerit Bank, N.A. (hereinafter "Grantor"), and Lynn S. Oliver and Lucy A. Oliver, Tenants by the Entirety, whose current mailing address is 809 Delafield Place, Washington, DC 20011, (hereinafter "Grantee").

WITNESSETH:

THAT Grantor, for and in consideration of the sum of TEN AND NO/100ths (\$10.00) DOLLARS and other good and valuable consideration, to it paid by Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release, alien and convey unto the said Grantee, its successors and assigns, the lots, tracts or parcels of land described on Exhibit "A" attached hereto and incorporated herein by reference, subject only to the following exceptions: general real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the real estate.

Address of Real Estate: 3234 N. CALIFORNIA #2N
CHICAGO, IL 60618

Permanent Real Estate Index No: 13-24-316-035-1003

TO HAVE AND TO HOLD the premises aforesaid with all and singular, the rights, privileges, appurtenances and immunities thereto belonging or in any wise appertaining unto the said grantee and unto Grantee's heir, successors and assigns forever, the said Grantor hereby covenanting that the premises are free and clear from any encumbrance done or suffered by Grantor; and that Grantor will warrant and defend the title to said premises unto the said Grantee and unto Grantee's heirs, successors and assigns forever, against the lawful claims and demands of all persons claiming by, under or through Grantor.

IN WITNESS WHEREOF, the below Grantor has executed this Special Warranty Deed on the 25TH day of April, 2013.

First Merit Bank, N.A.,

By: Matthew Smith
Matthew Smith, Vice President

By: Lori Snelson
Lori Snelson, Senior Vice President

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STATE OF ILLINOIS)
)
 COUNTY OF COOK)

SS

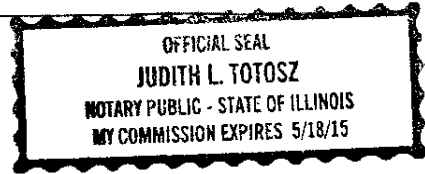
I, the undersigned, a Notary Public in and for said County in the State aforesaid, do hereby certify that before me on this day personally appeared Matthew Smith, Vice President of FirstMerit Bank, N.A., and Lori Snelson, Senior Vice President of FirstMerit Bank, N.A., and acknowledged the said instrument to be their free and voluntary act and deed for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute the said instrument.

WITNESS my hand and official seal this 25TH day of April, 2013.

Judith L. Totosz

 NOTARY PUBLIC

Prepared by: Richard P. Bogusz Jr.
 166 W. Washington St. Suite 500
 Chicago, IL 60602



Mail to:
Judy L. DeAngelis
767 Walton Lane
Grayslake, IL 60030

Name and address of Taxpayer:
Lynn Sheldon Oliver
3234 N. California
#2N
Chicago, IL 60618

REAL ESTATE TRANSFER		06/26/2013
	CHICAGO:	\$1,725.00
	CTA:	\$690.00
	TOTAL:	\$2,415.00
13-24-316-035-1003 20130401604747 2013M31		

REAL ESTATE TRANSFER		06/26/2013
	COOK:	\$115.00
	ILLINOIS:	\$230.00
	TOTAL:	\$345.00
13-24-316-035-1003 20130401604747 X0JPZC		

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LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 2N IN THE 3234 NORTH CALIFORNIA AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 30 AND 29 (EXCEPT THE NORTH 3 FEET THEREOF) IN BELMONT AND ELSTON AVENUE ADDITION TO CHICAGO, A SUBDIVISION IN THE SOUTH 1/2 OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 7, 2006 AS DOCUMENT NUMBER 0634109044; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE PARKING SPACE NUMBER P-2S A LIMITED COMMON ELEMENT "(LCE)", AS DELINEATED ON THE PLAT OF SURVEY AND THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS ARE SET FORTH IN THE DECLARATION.

PARCEL 3:

THE EXCLUSIVE RIGHT TO THE STORAGE UNIT NUMBER S-2N A LIMITED COMMON ELEMENT "(LCE)", AS DELINEATED ON THE PLAT OF SURVEY AND THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS ARE SET FORTH IN THE DECLARATION.

PARCEL 4:

THE EXCLUSIVE RIGHT TO USE OF THE BALCONY, A LIMITED COMMON ELEMENT "(LCE)". FOR UNIT 2N AS DELINEATED ON THE PLAT OF SURVEY AND THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS ARE SET FORTH IN THE DECLARATION.