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Doc#: 1323419102 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/22/2013 03:55 PM Pg: 1 of 5

WARRANTY DEED

The GRANTOR(S), OVIDIU PAUL TISLER AND DOINA TISLER, the parties of the first, in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to the GRANTEE, DOINA TISLER, an individual, of 6123 N Moody Ave # 1 Chicago, IL 60646, the party of the second, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

Legal Description:

See attached legal description as Exhibit A

Address (es) of Real Estate:

600 N. Kingsbury, Unit 1014, Chicago, IL ~~60618~~

Permanent Real Estate Index Number(s):

17-09-126-014-1058
17-09-126-014-1240
17-09-126-010-0000

St. + B-512

60654

TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, her heirs and assigns forever. And the party of the first part does covenant, promise and agree, to and with the party of the second part, that it has not done or suffered to be done anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged except as herein recited, and that the said premises, against all persons lawfully claiming, or to claim the same, through or under it, it WILL WARRANT AND DEFEND subject to

(i) general real estate taxes not yet due and payable at the time of the closing and thereafter, (ii) applicable zoning and building laws and ordinances; (iii) covenants, conditions, restrictions, easements and building lines of record; (iv) encroachments; (v) public and utility easements of record; (vi) drainages ditches, feeders and drain tile, pipe or other conduit; (vii) liens and matters of title over which the title insurance company is willing to insure and all other matters of record affecting the property, and (ix) acts done or suffered through the grantee.

Dated this 18th of June, 2013.

DOINA TISLER

OVIDIU PAUL TISLER

STATE OF ILLINOIS)

COUNTY OF COOK)

SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT DOINA TISLER and OVIDIU PAUL TISLER, personally known to me to be the same persons whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as his 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 18th day of June, 2013

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Nicoleta Voiculescu (Notary Public)

Prepared by:

Ioana Salajanu
 Bryce Downey Lenkov, LLC
 200 N. LaSalle, Suite 2700
 Chicago, IL 60606

Mail to:

Bryce Downey Lenkov, LLC
200 N. LaSalle, Ste. 2700
Chicago, IL 60606

Name and Address of Taxpayer:

Doina Tisker
600 N. Kingsbury St. Unit 1014
Chicago, IL ~~60610~~
60654

**"EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 31-45
 REAL ESTATE TAX LAW."**

6-18-13

DATE

[Signature]
 BUYER, SELLER OR REPRESENTATIVE

REAL ESTATE TRANSFER 08/22/2013



COOK	\$0.00
ILLINOIS:	\$0.00
TOTAL:	\$0.00

17-09-126-014-1058 | 20130701605759 | UQ32SS

REAL ESTATE TRANSFER 08/22/2013



CHICAGO:	\$0.00
CTA:	\$0.00
TOTAL:	\$0.00

17-09-126-014-1058 | 20130701605759 | 1UC8V8

UNOFFICIAL COPY**EXHIBIT A**

The land referred to in this Commitment is described as follows:

PARCEL A:

UNIT 1014 AND PARKING SPACE UNIT P-512 IN PARK PLACE CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PARCEL 1:

THAT PART OF BLOCK 3 IN ASSESSOR'S DIVISION OF THE KINGSBURY TRACT, IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EASTERLY OF THE EAST DOCK LINE OF THE NORTH BRANCH OF THE CHICAGO RIVER; LYING SOUTHWESTERLY OF THE SOUTHWESTERLY LINE OF KINGSBURY STREET, LYING SOUTH AND SOUTHEASTERLY OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT THE INTERSECTION OF THE SOUTHWESTERLY LINE OF KINGSBURY STREET AND A LINE 3.0 FEET NORTH OF AND PARALLEL WITH THE CENTER LINE OF ONTARIO STREET (AS NOW LAID OUT) EXTENDED WEST; THENCE WEST ALONG A LINE 3.0 FEET NORTH OF AND PARALLEL WITH THE CENTER LINE OF ONTARIO STREET (NOW LAID OUT) EXTENDED WEST 163.0 FEET; THENCE SOUTHWESTERLY IN A STRAIGHT LINE TO A POINT IN SAID DOCK LINE OF SAID NORTH BRANCH OF THE CHICAGO RIVER, WHICH IS 70.80 FEET SOUTHEASTERLY (MEASURED ALONG SAID DOCK LINE) FROM THE POINT OF INTERSECTION OF SAID DOCK LINE WITH SAID LINE SO DRAWN 3.0 FEET NORTH OF AND PARALLEL WITH THE CENTER OF ONTARIO STREET EXTENDED WEST AND LYING NORTH AND EAST OF A LINE DESCRIBED AS BEGINNING AT THE INTERSECTION OF THE WEST LINE OF KINGSBURY STREET AND A LINE 8.50 FEET SOUTH OF AND PARALLEL WITH THE PROLONGATION WEST OF THE SOUTH LINE OF THE NORTH 1/2 OF BLOCK 4 IN SAID ASSESSOR'S DIVISION OF SAID KINGSBURY TRACT, THENCE WEST ALONG SAID PARALLEL LINE, 142.0 FEET TO A POINT; THENCE NORTH AT RIGHT ANGLES 13.0 FEET; THENCE WEST AT RIGHT ANGLES TO A POINT ON THE EAST DOCK LINE OF THE NORTH BRANCH OF CHICAGO RIVER, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF BLOCK 3 IN ASSESSOR'S DIVISION OF THE KINGSBURY TRACT, IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN A LINE 3.0 FEET NORTH OF AND PARALLEL WITH THE CENTER LINE OF ONTARIO STREET (AS NOW LAID OUT) WHICH IS 163.0 FEET WEST FROM THE INTERSECTION OF SAID LINE WITH THE WEST LINE OF KINGSBURY STRTEET; THENCE SOUTHWESTERLY TO A POINT IN THE DOCK LINE OF THE EAST BANK OF THE NORTH BRANCH OF THE CHICAGO RIVER WHICH IS 70.8 FEET SOUTHEASTERLY FROM INTERSECTION OF DOCK LINE, SAID RIVER WITH THE SAID LINE DRAWN 3.0 FEET NORTH OF AND PARALLEL WITH THE CENTER LINE OF ONTARIO STREET; THENCE NORTHWESTERLY ALONG SAID DOCK LINE OF SAID EAST BANK OF SAID RIVER, 9.80 FEET; THENCE NORTHEASTERLY IN A STRAIGHT LINE TO THE POINT OF BEGINNING; SAID LAND BEING MORE PARTICULARLY DESCRIBED IN A DEED FROM HUGH MCBIRNEY AND ISABELLE M. MCBIRNEY, HIS

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(Continued)

WIFE TO PERCIVAL W. CLEMENT, DATED NOVEMBER 22, 1899, RECORDED IN VOLUME 6925 PAGE 164 OF LAND RECORDS IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 21, 2002 AS DOCUMENT NUMBER 0020921139 AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL B:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL A, AFORESAID, AS CONTAINED IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AUGUST 21, 2002 AS DOCUMENT NUMBER 0020921138.

PIN: 17-09-126-014-1058
17-09-126-014-1240

CKA: 600 NORTH KINGSBURY UNIT 1014 & P-512, CHICAGO, IL, 60610

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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 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 title to real estate under the laws of the State of Illinois.

Dated

Signature

Grantor or Agent

Subscribed and sworn to before me by the said

affiant

this 18th

day of June 2013

Notary Public

Nicoleta Voiculescu



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

Signature

Grantor or Agent

Subscribed and sworn to before me by the said

affiant

this 18th

day of June 2013

Notary Public

Nicoleta Voiculescu



Note: Any person who knowingly submits a false statement concerning the identity of the grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

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