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This document prepared by:
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Chicago, Illinois 60603

Doc#: 1326835174 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/25/2013 02:21 PM Pg: 1 of 3

After recording mail to:

~~Gael Morris~~
~~Lawrence and Morris~~
2835 N. Sheffield Ave., Ste. 232
Chicago, IL 60657

KEVIN VAUGHAN
849 N. FRANKLIN
UNIT 504
CHICAGO IL 60610

WARRANTY DEED

THE GRANTORS, GARY MORGAN and MARY MORGAN, husband and wife, of the City of Eden Prairie, County of Hennepin, State of Minnesota for and in consideration of Ten and No/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, CONVEY and WARRANT to GRANTEE, KEVIN VAUGHAN, individually, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED

Premises commonly known as and located at: 849 North Franklin Street, Unit 1504, ~~Garage Space, 237P, Storage Space 1504~~, Chicago, IL 60610
Permanent Real Estate Index Number(s): 17-04-445-017-1243

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: General Real Estate Taxes not yet due and payable at the time of Closing; private and public utility easements; covenants and restrictions of record so long as they do not impede Buyer's rights to use the Property for residential purposes; acts done or suffered through Buyer; all special governmental taxes or assessments confirmed or unconfirmed, the Illinois Condominium Property Act; and the Condominium Documents, including the Condominium Declaration of Ownership and By-Laws, Covenants, Conditions and Restrictions and all amendments thereto.

DATED this 29th day of August, 2013

*  (SEAL)
Gary Morgan

*  (SEAL)
Mary Morgan

REAL ESTATE TRANSFER	08/29/2013
 COOK	\$412.50
 ILLINOIS:	\$825.00
TOTAL:	\$1,237.50

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REAL ESTATE TRANSFER	08/29/2013
 CHICAGO:	\$6,187.50
CTA	\$2,475.00
TOTAL:	\$8,662.50

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STATE OF MINNESOTA)
) ss.:
COUNTY OF Hennepin)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Gary Morgan and Mary Morgan personally known to me to be the same persons whose names 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.

Given under my hand and notarial seal this 26th day of August, 2013.



Bailee A Rasmussen

Notary Public

Mail all future tax bills to:
Kevin Vaughan
849 N. Franklin St., Unit 1504
Chicago, IL 60610

Property of Cook County Clerk's Office

UNOFFICIAL COPY**STREET ADDRESS:** 849 NORTH FRANKLIN STREET

#1504, G257T, S1504

CITY: CHICAGO**COUNTY:** COOK**TAX NUMBER:** 17-04-445-017-1243**LEGAL DESCRIPTION:**

PARCEL 1:

UNIT NUMBER 1504 IN THE PARC CHESTNUT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

SUB-PARCEL 1:

LOTS 10 TO 18 IN STORR'S SUBDIVISION OF BLOCK 30 IN JOHNSTON, ROBERTS AND STORR'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUB-PARCEL 2:

THE WEST 26 FEET OF LOT 3, ALL OF LOTS 4 TO 10 AND THE WEST 26 FEET OF LOT 11 ON THE SUBDIVISION OF BLOCK 31 IN JOHNSTON, ROBERTS AND STORR'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUB-PARCEL 3:

ALL OF THE NORTH-SOUTH 10 FOOT WIDE VACATED ALLEY LYING WEST OF AND ADJOINING THE WEST LINE OF LOTS 4 AND 10 AND SAID WEST LINE OF LOT 4 PRODUCED NORTH 18 FEET AND LYING EAST OF AND ADJOINING THE EAST LINE OF LOTS 5 TO 9 ALSO ALL OF THE EAST-WEST 18 FOOT WIDE VACATED ALLEY LYING SOUTH OF AND ADJOINING THE SOUTH LINE OF LOT 10, LYING NORTH OF AND ADJOINING THE NORTH LINE OF LOT 4 AND LYING WEST OF AND ADJOINING THE WEST LINE OF THE EAST 18 FEET OF SAID LOT 4 PRODUCED NORTH 18 FEET ALL IN THE SUBDIVISION OF BLOCK 31 IN JOHNSTON, ROBERTS AND STORR'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUB-PARCEL 4:

ALL OF THE EAST-WEST 18 FOOT WIDE VACATED ALLEY LYING SOUTH OF THE SOUTH LINE OF LOTS 10 AND THE WEST 26 FEET OF LOT 11, LYING NORTH OF THE NORTH LINE OF LOT 4 AND THE WEST 26 FEET OF LOT 3, LYING WEST OF A LINE EXTENDING NORTH FROM THE NORTHEAST CORNER OF THE WEST 26 FEET OF SAID LOT 3 TO THE SOUTHEAST CORNER OF THE WEST 26 FEET OF SAID LOT 11 AND LYING EAST OF THE NORTHERLY EXTENSION OF THE WEST LINE OF THE WEST 18 FEET OF LOT 4, ALL IN JOHNSTON, ROBERTS AND STORR'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0613910107, AS AMENDED; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF GARAGE SPACE 257T AND STORAGE SPACE 1504, A LIMITED COMMON ELEMENT, AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM AFORESAID.