# UNOFFICIAL COPY

Doc#: 1329401024 Fee: \$42.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 10/21/2013 03:07 PM Pg: 1 of 3

OIIUG-17814 1/2
WARRANTY DEED

(The Above Space For Recorder's Use Only)

The GRANTORS, Eric W. Ha and Elizabeth K. Ha, both of 1524 W. Nelson, Chicago, IL 60640 ("Sellers"), for and in consideration of Ten and 00/100 (\$10.00) Dollars and other good and valuable consideration in hard paid, warrant and convey to the GRANTEES, Felipe Gracias and Melissa Gracias, both of 83.22 W. Knollwood Dr., Palos Park, IL 60464 ("Buyers"), the real estate described on Exhibit A attac ied hereto, situated in the County of Cook, State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, subject to the concitions set forth on Exhibit B attached hereto.

PIN:

17-16-419-007-1115 and 17-16-419-006-1197

Common Address:

801 S. Plymouth Ct. Units 703 and 197, Chicago, IL 60605

DATED this 18 day of September, 2013.

State of Illinois ) SS County of (ook)

STEWART TITLE COMPACY 2055 W. Army Trail Rd. Suite J 10 Addison, IL 60101 630-889-4050

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Eric W. and Elizabeth K. Ha, 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 and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official scal, this is day of sight, 2013.

Commission expires:

"OFFICIAL SEAL"
DONNAF MANHEIM
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 9/28/2014

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### **Exhibit A - Legal Description**

#### PARCEL 1:

UNIT NUMBER 703 IN 801 SOUTH PLYMOUTH COURT APARTMENT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF LOTS 1 AND 2 IN BLOCK 1 IN DEARBORN PARK UNIT NUMBER 1, BEING A RESUBDIVISION OF SUNDRY LOTS AND VACATED STREETS AND ALLEYS IN AND ADJOINING BLOCKS 127 TO 134, BOTH INCLUSVIE IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 AND THAT PART OF VACATED SOUTH PLYMOUTH COURT LYING WEST OF AND ADJOINING LOT 1 IN DEARBORN PARK UNIT NUMBER 1 AFORESAID EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS [XI] IBIT 'A-2' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26826100 TOGETHER WITH ILS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

#### PARCEL 2:

EASEMENT FOR PEDECTPIAN ACCESS AS CREATED BY THE OPERATING COVENANT RECORDED OCTOBER 18, 1983 AS DOCUMENT 26826098 AND AS CREATED BY DEED FROM LA SALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 26, 1981 AND KNOWN AS TRUST NUMBER 104467 TO CHRISTOPHER OLMS FED AND ALICE SCHULER DATED JULY 11, 1984 AND RECORDED JULY 25, 1984 AS DOCUMENT 27185991 IN COOK COUNTY, ILLINOIS.

#### PARCEL 3:

UNIT NUMBER 197 IN 801 SOUTH PLYMOUTH COURT GARAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PAR'S 1) F LOTS 1 AND 2 IN BLOCK 1 IN DEARBORN PARK UNIT NUMBER 1, BEING A RESUBDIVISION OF SUNDRY LOTS AND VAILATED STREETS AND ALLEYS IN AND ADJOINING BLOCKS 127 TO 134, BOTH INCLUSIVE IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, AND THAT PART OF VACATED SOUTH PLYMOUTH COURT LYNG WEST OF AND ADJOINING LOT 1 IN BLOCK 1 IN DEARBORN PARK UNIT NUMBER 1 AFORESAID, EAST ON THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A-2' TO THE DEC'. RATION OF CONDOMINIUM RECORDED AS DOCUMENT 26826099, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

#### PARCEL 4:

EASEMENT FOR VEHICULAR ACCESS AS CREATED BY THE OPERATING COVENANT RECORDED OCTOBER 18, 1983 AS DOCUMENT 26826098 AND AS CREATED BY DEED FROM LA SALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 26, 1981 AND KNOWN AS TRUST NUMBER 1044CC TO CHRISTOPHER J. OLMSTED AND ALICE A. SCHULER DATED AUGUST 25, 1986 AND RECORDED SEPTEMBER 8, 1936 AS DOCUMENT 864000047, IN COOK COUNTY, IL.

/2013	REAL ESTATE TRANSFER	
62.50		
25.00		
87.50	7	
	9-007-11	17-16-419-00

REAL ESTATE TRA	10/01/2013	
	СООК	\$127.50
	ILLINOIS:	\$275.00
	TOTAL:	\$412.50
17-16-419-007-111	6   2013090160294	15   SE9JBK

Prepared by: Madelynn J. Hausman

77 W. Washington St. S. 1119

Chicago, IL 60602

After recording, mail to Far bills to: Felipe & Melissa Gracias 8322 W. Knollwood Dr. Palos Porh, IL. 60464

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## Exhibit B

### SUBJECT TO:

- A. Covenants, condition and restrictions of record;
- B. Public and utility easements;
- C. Special governmental taxes or assessments for improvements not yet completed;
- D. Unconfirmed special governmental taxes or assessments;
- E. General wies for the year 2013 and subsequent years; and
- F. Acts done or suffered by Buyer.

y Buyer.

Of County Clarks Office