

UNOFFICIAL COPY

RECORD AND MAIL TO:

Saad Saeed
60 E. Monroe, #6501
Chicago
Chicago, IL 60603



Doc#: 1329542142 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/22/2013 12:41 PM Pg: 1 of 3

Send tax Bills to:

Mr. Saad Saeed
60 East Monroe Street
Unit 6501
Chicago, Illinois 60603

WARRANTY DEED

THE GRANTORS, Angus R. Finlay and Mary Ann Finlay, husband and wife of Chicago, Illinois, for and in consideration of Ten and No/100 Dollars (\$10.00), in hand paid, CONVEY and WARRANT to **Saad Saeed**, of Chicago, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

See **Exhibit A** attached hereto and made a part hereof.

Common address: 60 East Monroe Street, Unit 6501 - 7-35 and 7-36, Chicago, IL 60603
PIN: 17-15-101-026-1776; -1373; and -1374

Subject to: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Grantee; condominium declaration and bylaws; and general real estate taxes not due and payable at the time of closing.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

GRANTORS: DATED this 17th day of September, 2013.

Angus R. Finlay
Angus R. Finlay

Mary Ann Finlay
Mary Ann Finlay


1/2 FIRST AMERICAN
File # 2466466

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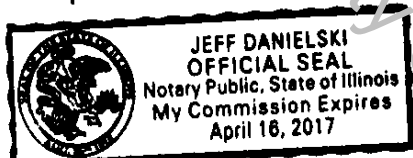
STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Angus R. Finlay and Mary Ann Finlay, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 17th day of September, 2013.



Notary Public

Commission expires: April 16, 2017





This instrument was prepared by:

Paul G. Hull, Jr.
The Hull Law Group LLC
233 South Wacker Drive, Suite 9700
Chicago, Illinois 60606

REAL ESTATE TRANSFER	10/02/2013
 CHICAGO:	\$12,862.50
CTA:	\$5,145.00
TOTAL:	\$18,007.50

17-15-101-026-1776 | 20130901603165 | PZ0ZHH

REAL ESTATE TRANSFER	10/02/2013
  COOK	\$857.50
ILLINOIS:	\$1,715.00
TOTAL:	\$2,572.50

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EXHIBIT A

REAL ESTATE

PARCEL 1:

UNIT 6501 AND PARKING UNIT 7-35, 7-36, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-807-16, A LIMITED COMMON ELEMENT, IN THE LEGACY AT MILLENNIUM PARK CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF PART OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE: LOTS 6 AND 7 IN BLOCK 1 IN FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE LEGACY AT MILLENNIUM PARK CONDOMINIUM DATED SEPTEMBER 22, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818079, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE EASEMENT AGREEMENT DATED SEPTEMBER 9, 2005 BY AND BETWEEN THE ART INSTITUTE OF CHICAGO, AN ILLINOIS NOT-FOR-PROFIT CORPORATION AND MONROE/WABASH DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY RECORDED SEPTEMBER 9, 2005 AS DOCUMENT NUMBER 0525232121 FOR INGRESS AND EGRESS THROUGH THE LOBBY AREA AS DESCRIBED THEREIN AND PURSUANT TO THE TERMS CONTAINED THEREIN.

PARCEL 3:

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE RECIPROCAL EASEMENT AND OPERATING AGREEMENT DATED SEPTEMBER 25, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818077 BY AND BETWEEN MONROE/WABASH DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND MONROE/WABASH SAIC, LLC, A DELAWARE LIMITED LIABILITY COMPANY (ITS SUCCESSORS, GRANTEEES AND ASSIGNS) FOR SUPPORT, COMMON WALLS, CEILINGS AND FLOORS, EQUIPMENT AND UTILITIES, INGRESS AND EGRESS, MAINTENANCE AND ENCROACHMENTS, OVER THE LAND DESCRIBED THEREIN.

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