

UNOFFICIAL COPY

WARRANTY DEED

THE GRANTORS: John Reardon and Jann Reardon, husband and wife, of the City/Village of Chicago, in the County of Cook, State of Illinois for and in consideration of TEN DOLLARS (\$10.00) in hand paid, CONVEY and WARRANT to:

Brigid M. Mattingly, divorced and not since remarried

the following described Real Estate, situated in the County of Cook, in the State of Illinois, to-wit:

See attached

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 as

Permanent Real Estate Index Number: 17-03-107-020-1004
Address(es) of Real Estate: 1325 N. Astor, #5, Chicago, IL 60610

Subject to: (a) General real estate taxes not due and payable at time of closing; (b) Special Assessments confirmed after the Contract date; (c) Building, building line and use or occupancy restrictions, conditions and covenants of record; (d) Zoning laws and ordinances; (e) Easements for public utilities; (f) Drainage ditches, feeders, laterals and drain line pipe or other conduit.

Dated this 13 day of March, 2014.

John Reardon

Jann Reardon

State of IL, County of Cook. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT John Reardon and Jann Reardon, 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 13 day of March, 2014.

Commission expires: 4/1/16

Notary Public



FIDELITY NATIONAL TITLE 52017413
183

This instrument was prepared by:

JOHN J. TATOLES
Law Offices of Tatoes, Foley & Assoc., LLC
321 North Clark Street, Suite 1301
Chicago, IL 60654

Mail to:
Frank Moscardini Jr.
130 S. Jefferson, #350
Chicago, IL 60661

Send Subsequent Tax Bills To:
Brigid M. Mattingly
1325 N. Astor, #5
Chicago, IL 60610

REAL ESTATE TRANSFER	03/14/2014
COOK	\$1,187.50
ILLINOIS:	\$2,375.00
TOTAL:	\$3,562.50

REAL ESTATE TRANSFER	03/14/2014
CHICAGO:	\$17,812.50
CTA:	\$7,125.00
TOTAL:	\$24,937.50

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BOX 15



Doc#: 1409333015 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/03/2014 10:40 AM Pg: 1 of 3

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LEGAL DESCRIPTION

See attached

Property Address: 1325 N. Astor, #5, Chicago, IL 60610

PIN No.: 17-03-107-020-1004

COOK COUNTY
RECORDER OF DEEDS
SCANNED BY _____

COOK COUNTY
RECORDER OF DEEDS
SCANNED BY _____

Property
Cook County Clerk's Office

UNOFFICIAL COPY**FIDELITY NATIONAL TITLE INSURANCE COMPANY**

20 N. CLARK - SUITE 220, CHICAGO, ILLINOIS 60602

PHONE: (312) 621-5000

FAX: (312) 621-5033

ORDER NUMBER: 2011 052017443 UOC
 STREET ADDRESS: 1325 NORTH ASTOR
 UNIT 5

CITY: CHICAGO COUNTY: COOK
 TAX NUMBER: 17-03-107-020-1004

LEGAL DESCRIPTION:

UNIT 5 AS DELINEATED ON A SURVEY OF THAT PART OF LOTS 8 AND 9 IN BLOCK 3 IN H. O. STONE'S SUBDIVISION OF ASTOR'S ADDITION TO CHICAGO IN THE WEST FRACTIONAL 1/2 OF THE NORTHWEST 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS TO WIT: BEGINNING AT THE NORTHWESTERLY CORNER OF SAID LOT 8, THENCE EAST ON THE NORTH LINE OF SAID LOT 8 70 FEET, THENCE SOUTH PERPENDICULAR TO THE NORTH LINE OF SAID LOT 8, 80 FEET MORE OR LESS TO THE SOUTH LINE OF LOT 9 AFORESAID, THENCE WEST ON SAID SOUTH LINE TO THE WESTERLY LINE OF LOT 9, THENCE NORTHERLY ON THE WESTERLY LINE OF SAID LOTS 9 AND 8 TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS AND ALSO OF LOT 7 AND THAT PART OF LOT 6 LYING NORTH OF A STRAIGHT LINE DRAWN WESTERLY FROM A POINT ON THE EAST LINE OF SAID LOT 6, 3.85 FEET SOUTH OF THE NORTHEAST CORNER THEREOF TO A POINT ON THE WEST LINE OF SAID LOT 6 3.68 FEET SOUTH OF THE NORTHWEST CORNER OF SAID LOT 6 IN BLOCK 3 IN H. O. STONE'S SUBDIVISION AFORESAID, AND ALSO OF ALL THAT PART OF LOTS 8 AND 9 LYING EAST OF A DUE NORTH AND SOUTH LINE DRAWN FROM A POINT ON THE NORTH LINE OF SAID LOT 8, 70 FEET EAST OF THE NORTHWEST CORNER THEREOF TO THE SOUTH LINE OF SAID LOT 9 ALL IN BLOCK 3 IN H. O. STONE'S SUBDIVISION OF ASTOR'S ADDITION TO CHICAGO BEING A SUBDIVISION OF PART OF THE NORTH WEST FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT A TO DECLARATION OF CONDOMINIUM MADE BY ASTOR-BANKS BUILDING CORPORATION AS DEVELOPER AND RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22356919 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL ALL IN COOK COUNTY, ILLINOIS