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Doc#: 1412949074 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/09/2014 03:27 PM Pg: 1 of 3

WARRANTY DEED

3 pages

GARY L. NIEMAND AND BETH E. NIEMAND, husband and wife, 1429 N. Wells Street, Unit 501, Chicago, IL 60610 ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEY(S) and WARRANT(S) to **JOHN R. CROSSAN AND MONIQUE M. CROSSAN**, husband and wife, 2825 N. Cambridge Avenue, Chicago, IL 60657 ("Grantee") as tenants by the entirety, the following described real estate situated in the County of Cook in the State of Illinois, to wit:



See attached legal description

Permanent Real Estate Index Numbers: 17-04-205-068-1016 AND 17-04-205-068-1053


Address of Real Estate: 1429 N. Wells, Unit 501 and G-22, Chicago, IL 60610

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; all acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and by-laws; if any and general real estate taxes not yet due and payable at the time of closing.

hereby releasing any claim which Grantors may have under the Homestead Exemption Laws of the State of Illinois

| REAL ESTATE TRANSFER | | 04/22/2014 |
|---|------------------|------------|
|  | COOK | \$341.50 |
|  | ILLINOIS: | \$683.00 |
| | TOTAL: | \$1,024.50 |

17-04-205-068-1016 | 20140401604281 | HJNV1E

| REAL ESTATE TRANSFER | | 04/22/2014 |
|--|-----------------|------------|
|  | CHICAGO: | \$5,122.50 |
| | CTA: | \$2,049.00 |
| | TOTAL: | \$7,171.50 |

17-04-205-068-1016 | 20140401604281 | 4A9U15

14-0311 1/3

3

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Dated: April 12, 2014

Gary L. Niemand
Gary L. Niemand

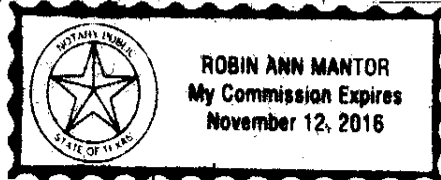
Beth E. Niemand
Beth E. Niemand

Texas
STATE OF ILLINOIS)
 SS)
COUNTY OF COOK)
 Harris)

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DOES HEREBY CERTIFY, that **Gary L. Niemand and Beth E. Niemand**, 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 under this seal this 12 day of April, 2014



Robin Ann Mantor
Notary Public

Commission expires: 11/12/16

Prepared By:
Gregory A. Braun, Esq.
1601 Sherman Avenue
Ste. 200
Evanston, IL 60201

Return to after recording:
Ronald Kaplan, Esq.
Attorney At Law
134 N. LaSalle Street
Ste. 1710
Chicago, IL 60602

Name and Address of Taxpayer:
John R. Crossan and Monique M. Crossan
1429 N. Wells, Unit 501
Chicago, IL 60610

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Commitment No.: FD-14-0311

SCHEDULE C

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

PARCEL 1:

UNIT 501 AND PARKING SPACE UNIT G-22 IN THE 1429 NORTH WELLS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 2 (EXCEPT THE EAST 172 FEET THEREOF), LOT 3 AND LOT 5 (EXCEPT THE SOUTH 25 FEET OF THE WEST 100 FEET THEREOF) IN THE COUNTY CLERK'S RESUBDIVISION OF LOT 117 IN BRONSON'S ADDITION TO CHICAGO IN THE NORTHEAST 1/4 IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE SOUTH 25 FEET OF THE WEST 100 FEET OF THE SOUTH 1/2 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AND

THE NORTH 1/2 OF LOT 13 (EXCEPT THE EAST 6 INCHES THEREOF) IN ASSESSOR'S DIVISION OF LOTS 92, 93, 94, 99, 100, 101, 102 AND PARTS OF LOTS 95, 96, 97 AND 100 IN BRONSON'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 "B" TO THE DECLARATION OF CONDOMINIUM RECORDED ON APRIL 3, 2001 AS DOCUMENT NUMBER 0010264604; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 OVER AND UPON THE NORTH 4.5 FEET OF THE SOUTH 1/2 OF LOT 13 (EXCEPT THE EAST 6 INCHES THEREOF) IN ASSESSOR'S DIVISION OF LOTS 92, 93, 94, 99, 100, 101, 102 AND PARTS OF LOTS 95, 96, 97 AND 100 IN BRONSON'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, FOR THE PURPOSE OF INGRESS AND EGRESS AS CREATED BY EASEMENT AGREEMENT RECORDED ON JUNE 6, 1979 AS DOCUMENT NUMBER 21990781 FILED ON JUNE 6, 1979 AS DOCUMENT NUMBER LR 39095867 AND AMENDED BY AGREEMENT RECORDED ON JULY 15, 1999 AS DOCUMENT NUMBER 99679305.

COMMONLY KNOWN AS: 1429 N. WELLS STREET, UNIT 501 AND UNIT G-22, CHICAGO, IL., 60610

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AMERICAN
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ALTA Commitment Form (06/17/06)
Schedule C

FD-14-0311