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Chicago Title Insurance Company

**WARRANTY DEED
ILLINOIS STATUTORY
JOINT TENANTS**



1422542005D

Doc#: 1422542005 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/13/2014 08:38 AM Pg: 1 of 3

40014.341
111
GIL
17-10-27)

THE GRANTOR(S), Bernard Flaherty and Candace Flaherty, husband and wife, of the City of Park Ridge, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Paul Berliant and Paula Berliant, not as tenants in common, but as joint tenants,
(GRANTEE'S ADDRESS) 830 King Richard Court, Deerfield, Illinois 60015
of the County of Lake, all interest in 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

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: covenants, conditions and restrictions of record, general taxes for the year 2014 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2014

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 not as tenants in common, but as joint tenants forever.

Permanent Real Estate Index Number(s): 17-15-107-078-1155

Address(es) of Real Estate: Unit P3-32; 310 S. Michigan Avenue, Chicago, Illinois 60604

Dated this 18th day of July, 2014

Bernard Flaherty

Candace Flaherty

3-Y
3-3
3-N
3C-Y
INT-Y

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STATE OF ILLINOIS, COUNTY OF DePage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Bernard Flaherty and Candace Flaherty, husband and wife, personally known to me to be the same person(s) whose name(s) 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 18th day of July, 2014



(Notary Public)

Prepared By: John L. Janczur
318 West Adams Street, Suite 1100
Chicago, Illinois 60606-2172

Mail To:
Paul Berliant and Paula Berliant
830 King Richard Court
Deerfield, Illinois 60015

Name & Address of Taxpayer:
Paul Berliant and Paula Berliant
830 King Richard Court
Deerfield, Illinois 60015

REAL ESTATE TRANSFER TAX 18-Jul-2014



COUNTY: 21.50
ILLINOIS: 43.00
TOTAL: 64.50

17-15-107-078-1155 | 20140701612162 | 0-040-972-416

REAL ESTATE TRANSFER TAX 18-Jul-2014



CHICAGO: 322.50
CTA: 129.00
TOTAL: 451.50

17-15-107-078-1155 | 20140701612162 | 0-307-482-752

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EXHIBIT "A"

PARCEL 1: UNIT P3-32 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN METROPOLITAN TOWER CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0735103078, AS AMENDED, IN SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: PERPETUAL, RECIPROCAL EASEMENT BENEFITING PARCEL 1 FOR CAISSONS TO BE CENTERED ON THE DIVIDING LINE BETWEEN LOTS 4 AND 5 IN BLOCK 8 CREATED BY AGREEMENT DATED MAY 1, 1923 BETWEEN SIMON W. STRAUS AND CHICAGO TITLE AND TRUST COMPANY, TRUSTEE UNDER TRUST NUMBER 11227, RECORDED DECEMBER 26, 1924 AS DOCUMENT NUMBER 8718964, IN COOK COUNTY, ILLINOIS.

PARCEL 3: PERPETUAL EASEMENT BENEFITING PARCEL 1 CREATED BY RECIPROCAL EASEMENT AND OPERATING AGREEMENT RECORDED NOVEMBER 4, 1977 AS DOCUMENT NUMBER 24180486, TO USE OIL TANKS AND RELATED PIPING LINES AND CONDUITS LOCATED IN THE CNA BUILDINGS, AS THEREIN DEFINED, FOR THE PURPOSE OF THE STORAGE OF FUEL OIL AND FOR ENTRY UPON AND FOR INGRESS AND EGRESS FOR MEN, MATERIAL AND EQUIPMENT TO THE EXTENT REASONABLY NECESSARY IN THE PERFORMANCE OF OIL TANK MAINTENANCE, AS THEREIN DEFINED, IN COOK COUNTY, ILLINOIS.

PARCEL 4: NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE RECIPROCAL EASEMENT AGREEMENT RECORDED DECEMBER 17, 2007 AS DOCUMENT NUMBER 0735103077, AS AMENDED BY FIRST AMENDMENT TO RECIPROCAL EASEMENT AGREEMENT RECORDED FEBRUARY 14, 2008 AS DOCUMENT NUMBER 0804531073 OVER THE LAND DESCRIBED THEREIN, AS MORE PARTICULARLY GRANTED DEFINED AND DESCRIBED THEREIN, IN COOK COUNTY, ILLINOIS.

Property address: 310 South Michigan Avenue, #P3-32, Chicago, IL 60604
Tax Number: 17-15-107-078-1155