

UNOFFICIAL COPY



Doc#: 1518341106 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/02/2015 02:37 PM Pg: 1 of 2

SK 011463840 GR
TAPZ

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR, LINDA CATALANO, a single person, CONVEY(S) and WARRANT(S) to ASHLEY LYNNE BAKE, a single person, in fee simple, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1:

UNIT NO 3 IN THE 1037 WEST MONROE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE WEST 31.02 FEET OF THE EAST 106.60 FEET OF THE NORTH 116.67 FEET OF THAT PART OF LOTS 6 AND 7 (EXCEPT THE SOUTH 12.00 FEET OF SAID LOTS) TAKEN AS A SINGLE TRACT IN ASSESSOR'S DIVISION OF SUB-LOT 1 OF LOT 1 IN BLOCK 13 OF CANAL TRUSTEES' SUBDIVISION OF THE WEST 1/2 AND THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 17 IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE WEST 26.64 FEET OF THE EAST 106.56 FEET OF AFORESAID TRACT, EXCEPTING THEREFROM THE NORTH 116.67 FEET THEREOF, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO 0621918064 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE (EXCLUSIVE) RIGHT TO THE USE OF (P-3), A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0621918064 IN COOK COUNTY, ILLINOIS.

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF EASEMENT RECORDED FEBRUARY 23, 2005 AS DOCUMENT NO. 0505439109. GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN. THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

SUBJECT TO: covenants, conditions and restrictions of record, so long as they do not interfere with the intended use of the property; public and utility easements; acts done or suffered through Buyer, and general real estate taxes not yet due and payable at the time of closing.

Permanent Real Estate Index Number(s): 17-17-211-039-1003

Address (es) of Real Estate: 1037 West Monroe Street, Unit 3, Chicago, Illinois 60607

This 27th day of May, 2015

STEWART TITLE
800 E. DIEHL ROAD
SUITE 180
NAPERVILLE, IL 60563

S
P
S
SC
INT

Linda Catalano
LINDA CATALANO

REAL ESTATE TRANSFER TAX	05-Jun-2015
CHICAGO:	3,862.50
CTA:	1,545.00
TOTAL:	5,407.50

REAL ESTATE TRANSFER TAX	12-Jun-2015
COUNTY:	257.50
ILLINOIS:	515.00
TOTAL:	772.50

UNOFFICIAL COPY

STATE OF ILLINOIS SS.
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that LINDA CATALANO, is personally known to me to be the same person(s) whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and he signed and delivered the said instrument, as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 27th day of May, 2015.

M. Sabeti

(Notary Public)



Prepared by:

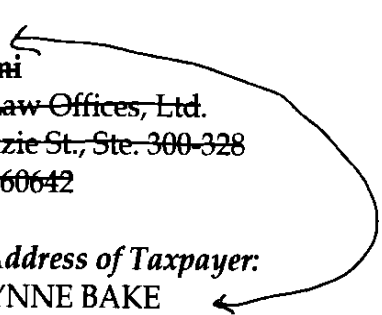
Kimberly Freeland, Attorney at Law, 618 West Fulton, Chicago, IL 60661

Mail To:

~~A. Musillami~~
~~Musillami Law Offices, Ltd.~~
~~1046 W. Kinzie St., Ste. 300-328~~
~~Chicago, IL 60642~~

Name and Address of Taxpayer:

ASHLEY LYNNE BAKE
1037 West Monroe Street, Unit 3
Chicago, Illinois 60607



Property of Cook County Clerk's Office