## 15P9A0331 SUNOFFICIAL CO

PK lof 1

AFTER RECORDING MAIL TO:

Thomas J. Moran 5300 West Devon Avenue Chicago, IL 60646

SEND SUBSEQUENT TAX BILLS TO: Monica A Roth ...

3950 West Jryn Mawr

Avenue Unit 305

Chicago, IL 60659



1524526026 Fee: \$42.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Karen A.Yarbrough

Cook County Recorder of Deeds Date: 09/02/2015 11:20 AM Pg: 1 of 3

Above Space for Recorder's Use Only

# Warranty Deed ---/IIIINOIS)

THE Grantor Janet Davis, a single person

of the City of Seattle, County of King, State of WA for and in consideration of (\$10.00) TEN DOLLARS, in hand paid, remises, releases, alienz, and CONVEYS, to

Monica A. Roth,

of 4242 North Keeler Avenue, Chicago, IL 60641

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

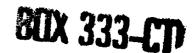
#### see attached legal description

hereby releasing and waiving all rights under and by virtue of the Homestead Examption Laws of the State of Illinois.

Grantor, for herself, and her successors, does covenant, promise and agree, to and with the Grantee, f successors and assigns that she has not done or suffered to be done anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited, and that the said premises against all persons lawfully claiming, or to claim the same, by and through or under her, she WILL WARRANT & DEFEND, SUBJECT TO: Covenants, conditions and restrictions of record building lines and easements, if any long as they do not interfere with the current use and enjoyment of the Real Estate|General real estate taxes not due and payable at the time of Closing.

REAL ESTATE TRANSFER TAX 17-Aug-2015					
		COUNTY:	127.50		
100 mg		ILLINOIS:	255.00		
	155	TOTAL:	382.50		
13-02-300-009-1015   20150801615853   1 705 876 5					

	REAL ESTATE TRANS	17-Aug-2015	
•		CHICAGO:	1,912.50
	1 F ( )	CTA:	765.00
		TOTAL:	2,677.50
•	13-02-300-009-1015	20150801615853	0-240-445-312



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## **UNOFFICIAL COPY**

Permanent Index Number (PIN): 13-02-300-009-1015

Address(es) of Real Estate: 3950 West Bryn Mawr Avenue, Unit 305 Chicago, IL 60659

	Dated this <u>1</u>	1th day of August	, <u>2015</u>
Janet Davis (S	SEAL)		
STATE OF		)	
	),c	) SS	
COUNTY	C	)	

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Janet Davis, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 // the day of // JUST JUST Commission expires // -9-/8 INCTARY PUBLICE

This instrument was prepared by Michael H. Wasserman, 221 North LaSalle Street, Suite 2040 Chicago, Illinois 60601



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## **UNOFFICIAL COPY**

#### **LEGAL DESCRIPTION**

Order No.: 15PSA033113LP

For APN/Parcel ID(s): 13-02-300-009-1015

PARCEL 1. UNIT 305 IN CONSERVANCY AT NORTH PARK CONDOMINIUM IV AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PREMISES: THAT PART OF THE EAST 833 FEET OF THE WEST 883 FEET OF THE NORTH 583 FEET OF THE SOUTH 633 FEET OF THE SOUTHWEST 1/4 OF SECTION 2, 7,0 WNSHIP 40 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART OF THE LAND DEDICATED FOR PUBLIC ROADWAY BY DOCUMENT 26700736) DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT; THENCE EAST ON THE NORTH LINE OF SAID TRACT A DISTANCE OF 131.91 FEET; THENCE SOUTH 70.50 FEET TO THE POINT OF BEGINNING, THENCE CONTINUING SOUTH ON THE LAST DESCRIBED LINE 204 FEET, THENCE EAST 89.0 FEET, THENCE NORTH 78.0 FEET, THENCE EAST 10 FEET, THENCE NORTH 48 FEET, THENCE WEST 10 FEET, THENCE NORTH 78.0 FEET, THENCE WEST 89 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 95171295 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 305 AND STORAGE SPACE 305, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 95171295

PARCEL 3: EASEMENTS FOR INGRESS AND EGRESS OVER COMMON AREAS AS SHOWN IN DECLARATION RECORDED OCTOBER 28, AS DOCUMENT 94923281