

UNOFFICIAL COPY

15P9A033113LP

PK 1 of 1



Doc#: 1524526026 Fee: \$42.00
RHSP Fee: \$9.00 APRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/02/2015 11:20 AM Pg: 1 of 3



AFTER RECORDING
MAIL TO:
Thomas J. Moran
5300 West Devon
Avenue
Chicago, IL 60646

SEND SUBSEQUENT
TAX BILLS TO:
Monica A. Roth
3950 West Bryn Mawr
Avenue
Unit 305
Chicago, IL 60659

Above Space for Recorder's Use Only

Warranty Deed

Statutory (ILLINOIS)

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, aliena, 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 Exemption 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.

Handwritten notes: Y, 3, N, V, INT

| REAL ESTATE TRANSFER TAX | 17-Aug-2015 |
|--------------------------|---------------|
| COUNTY: | 127.50 |
| ILLINOIS: | 255.00 |
| TOTAL: | 382.50 |

| REAL ESTATE TRANSFER TAX | 17-Aug-2015 |
|--------------------------|-----------------|
| CHICAGO: | 1,912.50 |
| CTA: | 765.00 |
| TOTAL: | 2,677.50 |

13-02-300-009-1015 | 20150801615853 | 1-795-876-736

13-02-300-009-1015 | 20150801615853 | 0-240-445-312

BOX 333-CT

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, TOWNSHIP 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 9492328)