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Doc#: 1524756049 Fee: \$48.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/04/2015 02:31 PM Pg: 1 of 6

Property of Cook County Clerk's Office

RECORDER'S STAMP

WARRANTY DEED
ILLINOIS STATUTORY
(Individual to Individual)

~~Mail To:~~

Eileen C. Lally, Esq.
1140 N. Milwaukee Ave.
Suite 1
Chicago, IL 60642

1 CF2
Mail To
PROPER TITLE, LLC
180 N. LaSalle Street
Ste. 2440
Chicago, IL 60601
PT15-02558

Send Subsequent Tax Bills To:

Megan Maguire
2955 N. Racine Ave.
Unit 3B
Chicago, IL 60657

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THE GRANTORS, Mark Y. Kim and Jane Kim, husband and wife, of the City of Chicago, State of Illinois, for and in consideration of Ten and no/100 DOLLARS, and other valuable consideration in hand paid,

CONVEY and WARRANT to Megan Maguire, of Chicago, Illinois, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

See Attached Exhibit "A"

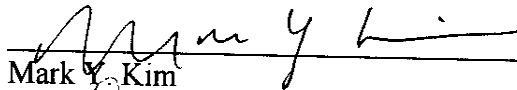
SUBJECT TO: Covenants, conditions and restrictions of record provided they do not materially or adversely affect the use of the Property as a condominium residence; public and utility easements; ~~all special governmental taxes or assessments confirmed and unconfirmed~~; general real estate taxes for 2015 and subsequent years; hereby releasing and waiving all rights under by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 14-29-215-042-1007

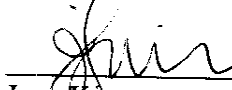
Property Address: 2955 N. Racine Avenue, Unit 3B, Chicago, Illinois 60657

SIGNATURE PAGE FOLLOWS

Dated this 10 day of AUGUST, 2015.



Mark Y. Kim



Jane Kim

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STATE OF IL)
COUNTY OF Cook)SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Mark Y. Kim and Jane Kim are 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, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Subscribed and sworn to before me this 10th day of August, 2015.



Notary Public



My Commission Expires: 4/26/16

This instrument was prepared by:

Randall Boyer, Esq., 3223 Lake Avenue, Suite 15C-303, Wilmette, IL 60091
(Name and Address)

MAIL TO:

Eileen C. Lally, Esq.
1140 N. Milwaukee Ave.
Suite 1
Chicago, IL 60642

SEND SUBSEQUENT TAX BILLS TO:

Megan Maguire
2955 N. Racine Ave.
Unit 3B
Chicago, IL 60657

Property of Cook County Clerk's Office

Property commonly known as:
2955 N. RACINE AVENUE, APT 3B
CHICAGO, IL 60657
Cook County

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

PARCEL 1: UNIT 3B IN THE 2955 RACINE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 21, 22 AND 23 IN CHARLES KEMINTZ' SUBDIVISION OF THE NORTH 1/2 OF BLOCK 2 IN THE SUBDIVISION OF OUTLOT 6 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 95237115, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE OF LIMITED COMMON ELEMENTS KNOWN AS GARAGE SPACE S3B.

14-29-215-042-1007

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ALTA Commitment
Schedule C

(PT15_02555AA, PFD/PT15_02558AA1/19)

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REAL ESTATE TRANSFER TAX

19-Aug-2015





CHICAGO:	3,360.00
CTA:	1,344.00
TOTAL:	4,704.00

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~~02558~~
02558

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REAL ESTATE TRANSFER TAX		19-Aug-2015
	COUNTY:	224.00
	ILLINOIS:	448.00
	TOTAL:	672.00
14-29-215-042-1007 20150801616895		1-713-006-464