

# UNOFFICIAL COPY

Doc#: 1610408022 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/13/2016 09:47 AM Pg: 1 of 3

Dec ID 20160401686825  
ST/CO Stamp 1-867-943-488 ST Tax \$400.00 CO Tax \$200.00  
City Stamp 1-792-069-184 City Tax: \$4,200.00

**Baird & Warner Title Services, Inc.**  
**475 North Martingale**  
**Suite 120**  
**Schaumburg, IL 60173**

## WARRANTY DEED

The Grantor, Michael S. Gulland, <sup>to Jennifer Gulland,</sup> a married man, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to Grantee:

Austin B. Vance, a single man  
1655 N. Damen Avenue, Unit 2  
Chicago, IL 60647

the following described real estate situated in the County of Cook, in the State of Illinois:

[ see Exhibit A attached hereto ]

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Subject to: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing. To have and to hold said premises forever.

Real Estate Permanent Index Number: 14-31-319-029-1081 and 14-31-319-029-1131  
Address of Real Estate: 2300 W. Wabansia Avenue, Unit 308 and P-18, Chicago, Illinois 60647

Dated this 21 day of March, 2016

Michael S. Gulland

Jennifer Gulland

Bw16-271618f2DC



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## EXHIBIT "A"

**UNIT 308 AND P-18 IN THE CLOCK TOWER LOFTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 34 TO 47, BOTH INCLUSIVE IN ISHAMS RESUBDIVISION OF PARTS OF BLOCKS 3, 4 AND 5 OF ISHAMS SUBDIVISION OF THE NORTH HALF OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 966568883, TOGETHER WITH AN PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

Property of Cook County Clerk's Office