

# UNOFFICIAL COPY



Doc#: 1625029048 Fee: \$42.00  
RHSP Fee:\$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/06/2016 11:09 AM Pg: 1 of 3

## Warranty Deed Individual to Individual Statutory (Illinois)

From 10/2/2016  
Submerged  
16 WSS 205083LP  
CITY submerged  
07E8650E SSM 11

Above Space for Recorder's Use Only

THE GRANTOR(S) Charles D. Love and Sophia E. Love, husband and wife as tenants by the entirety of 3938 Fairfield, Chicago, IL 60618 for and in consideration of \$10.00 TEN DOLLARS and other good and valuable consideration, in hand paid, CONVEY and WARRANT(s) to Anne Marie Mullins of 3938 Fairfield, Chicago, IL 60618.

For value received, Grantor hereby grants, remises, and conveys unto Grantee, and to Grantee's heirs and assigns forever herein, all of Grantor's right, title and interest in and to that certain tract or parcel of land situated in the County of Cook, State of Illinois, described as follows:

SEE EXHIBIT "A" attached hereto and made a part hereof

PINs 13-24-200-048-0000  
CKA: 3938 Fairfield, Chicago, IL 60618

Subject to covenants, <sup>Avenue</sup> conditions and restrictions of record, easements of record, and real estate taxes not yet payable but hereby releasing and waiving all rights under all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Chicago Title

S  
P  
S  
SC  
INT

Chicago Title

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Dated this 18 day of August 2016

Signed: [Signature]  
Sophia E. Love

Dated this 18 day of August 2016

Signed: [Signature]  
Charles D. Love

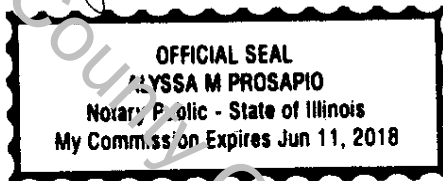
COUNTY OF  
STATE OF ILLINOIS COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Charles D. Love and Sophia E. Love, personally known to me to be the same person(s) whose name(s) 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 18 day of AUGUST, 2016.

Commission expires 06/11/18 [Signature]  
NOTARY PUBLIC

Prepared by:  
Matt Albrecht  
415 N. LaSalle #403  
Chicago, IL 60654



Mail to:  
 Peter Johnson  
114 E. Hubbard #702  
Chicago IL 60611

Name and Address of Taxpayer:

Anne Marie Mullins  
3938 N. Fairhill  
Chicago IL 60618

REAL ESTATE TRANSFER TAX		01-Sep-2016
COUNTY:		275.00
ILLINOIS:		550.00
TOTAL:		825.00
13-24-200-048-0000   20160801652690   0-271-379-264		

REAL ESTATE TRANSFER TAX		01-Sep-2016
CHICAGO:		4,125.00
CTA:		1,650.00
TOTAL:		5,775.00*
13-24-200-048-0000   20160801652690   0-745-466-688		

\* Total does not include any applicable penalty or interest due.

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CHICAGO TITLE  
COMPANY

## LEGAL DESCRIPTION

Order No.: 16WSS205083LP

For APN/Parcel ID(s): 13-24-200-048-0000

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PARCEL 1: THAT PART OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SECTION 24 AFORESAID; THENCE NORTH 89°19'27" EAST, ALONG THE NORTH LINE, THEREOF, 269.94 FEET TO THE NORTHERLY EXTENSION OF THE WEST LINE OF LOT 2 IN THE SUBDIVISION OF BLOCK 4 AND THAT PART OF BLOCK 5 LYING WEST AND NORTH OF THE CENTER LINE OF THE CHICAGO RIVER IN KINZIE'S SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 24, AFORESAID; THENCE SOUTH 01°31'40" EAST, 50.00 FEET ALONG SAID NORTHERLY EXTENSION TO THE SOUTH LINE OF IRVING PARK ROAD; THENCE CONTINUING SOUTH 01°34'40" EAST ALONG THE WEST LINE OF SAID LOT 2, 244.67 FEET TO THE POINT OF BEGINNING; THENCE NORTH 88°28'20" EAST, 59.77 FEET; THENCE SOUTH 00°40'33" EAST, 42.25 FEET TO A LINE 270.00 FEET SOUTH OF AND PARALLEL WITH THE SOUTH LINE OF IRVING PARK ROAD; THENCE SOUTH 88°28'20" WEST ALONG SAID PARALLEL LINE, 59.14 FEET TO THE WEST LINE OF SAID LOT 2; THENCE NORTH 01°31'40" WEST, ALONG THE WEST LINE OF LOT 2, 41.36 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS. CONTAINING 2,485 SQUARE FEET OR 0.0571 ACRES, MORE OR LESS.

PARCEL 2: EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR RIVER PARK NORTH HOMEOWNERS' ASSOCIATION RECORDED APRIL 28, 2005 AS DOCUMENT NUMBER 0511812274 MADE BY IRVING PARK DEVELOPMENT, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY, AS DECLARANT, FOR ACCESS, INGRESS AND EGRESS, AS MORE FULLY DESCRIBED THEREIN AND ACCORDING TO THE TERMS SET FORTH THEREIN.