

UNOFFICIAL COPY

WARRANTY DEED

Statutory (Illinois)
Joint-Tenants

Doc#: 1701306047 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/13/2017 10:09 AM Pg: 1 of 2

THE GRANTOR(S), Frank J Distefano and Marie A Distefano, husband & wife, of the County of Cook and State of Illinois, for the consideration of \$10.00 and other valuable consideration, in hand paid, does hereby **CONVEY** and **WARRANT** to Shirley Kam and Sharon Kam, not as tenants-in-common, but as joint-tenants, the following described Real Estate, situated in the County of Cook State of Illinois, to wit:

Dec ID 20170101600985
ST/CO Stamp 1-379-226-816 ST Tax \$930.00 CO Tax \$465.00
City Stamp 1-647-662-272 City Tax: \$9,765.00

SEE ATTACHED

ADDRESS OF PROPERTY: 60 E Monroe Unit 5203, Chicago IL 60603 and Parking #12-02-03
PROPERTY INDEX NUMBER: 17-15-101-026-1553 & 17-15-101-026-1711

SUBJECT ONLY TO THE FOLLOWING, IF ANY: covenants, conditions and restrictions of record so long as they do not interfere with Purchasers use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements.

DATED January 6, 2017

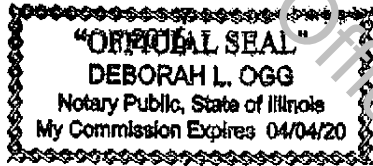
Frank J Distefano
Frank J Distefano

Marie A Distefano
Marie A Distefano

STATE OF ILLINOIS, COUNTY OF Cook: SS

The undersigned, a Notary Public in State aforesaid, **DO HEREBY CERTIFY** that Frank J Distefano and Marie A Distefano, personally known to me to be the same person whose name subscribed to the forgoing instrument, appeared before me this day in person, and acknowledged that signed, sealed and delivered the said instrument as free and voluntary act, for the uses and purposes therein set forth, including the release waiver of the right of homestead.

Given under my hand and official seal this January 6
[Signature]
Notary Public



THIS INSTRUMENT PREPARED BY: Tracey A Rapp, 535 S Elizabeth St, Lombard. IL 60148

MAIL TO:
Shirley Kam
60 E. Monroe # 5203
Chicago, IL 60603

MAIL SUBSEQUENT TAX BILLS TO:
Grantees address
Shirley Kam
60 E Monroe Unit 5203
Chicago IL 60603

1082
1062

Chicago Title

MLL

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No.: 16PNW465017WH

For APN/Parcel ID(s): 17-15-101-026-1553 and 17-15-101-026-1711

PARCEL 1: UNIT 1203 AND PARKING UNIT 12-02-03, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-1205-28, A LIMITED COMMON ELEMENT, IN THE LEGACY AT MILLENNIUM PARK CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF PART OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE:

LOTS 6 AND 7 IN BLOCK 1 IN FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE LEGACY AT MILLENNIUM PARK CONDOMINIUM DATED SEPTEMBER 25, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818079, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE EASEMENT AGREEMENT DATED SEPTEMBER 9, 2005 BY AND BETWEEN THE ART INSTITUTE OF CHICAGO, AN ILLINOIS NOT-FOR-PROFIT CORPORATION AND MONROE/WABASH DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY RECORDED SEPTEMBER 9, 2005 AS DOCUMENT NUMBER 0525232121 FOR INGRESS AND EGRESS THROUGH THE LOBBY AREA AS DESCRIBED THEREIN AND PURSUANT TO THE TERMS CONTAINED THEREIN.

PARCEL 3: NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE RECIPROCAL EASEMENT AND OPERATING AGREEMENT DATED SEPTEMBER 25, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818077 BY AND BETWEEN MONROE/WABASH DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND MONROE/WABASH SAIC, LLC, A DELAWARE LIMITED LIABILITY COMPANY (ITS SUCCESSORS, GRANTEEES AND ASSIGNS) FOR SUPPORT, COMMON WALLS, CEILINGS AND FLOORS, EQUIPMENT AND UTILITIES, INGRESS AND EGRESS, MAINTENANCE AND ENCROACHMENTS, OVER THE LAND DESCRIBED THEREIN.