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17087120930

WARRANTY DEED ILLINOIS STATUTORY

Doc# 1708712093 Fee \$42.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/28/2017 03:27 PM PG: 1 OF 3

Property of Cook County Clerk's Office

THE GRANTORS, **MATTHEW R. CLARK** and **MARGARET A. CLARK**, husband and wife, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and Warrant to:

BRENDAN O'CONNOR, of 5250 N. Lincoln Avenue, Unit 4B, Chicago, Illinois 60625, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: General real estate taxes not due and payable at the time of Closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number: 17-10-107-018-1034 and 17-10-107-018-1430

Address of Real Estate: 2 East Erie, ^{Apt.} Unit 1602, Parking Space 601, Chicago, Illinois 60611

Dated this 24th day of March, 2017

mac mac

MATTHEW R. CLARK

REAL ESTATE TRANSFER TAX		28-Mar-2017
	CHICAGO:	3,937.50
	CTA:	1,575.01
	TOTAL:	5,512.50 *
17-10-107-018-1034 20170301629059 0-612-473-536		
* Total does not include any applicable penalty or interest due.		

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MARGARET A. CLARK

REAL ESTATE TRANSFER TAX		28-Mar-2017
	COUNTY:	262.50
	ILLINOIS:	525.00
	TOTAL:	787.50
17-10-107-018-1034 20170301629059 0-081-536-704		

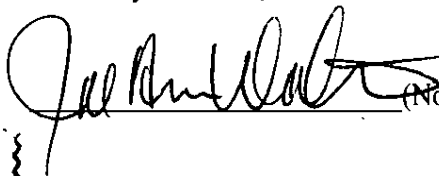
FIRST AMERICAN TITLE
FILE # 2832715
102

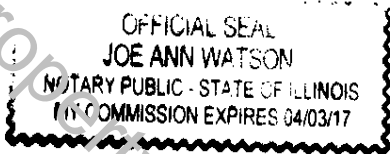
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STATE OF ILLINOIS, COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **MATTHEW R. CLARK and MARGARET A. CLARK, husband and wife**, 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 24th day of March, 2017.

 (Notary Public)



Property of Cook County Clerk's Office

Prepared By:
Joseph R. Barbaro
Attorney at Law
9760 South Roberts Road, Suite 2A
Palos Hills, Illinois 60465

After Recording Mail To:

~~Van Pelt
Carr & Peltz Ltd.
411 South LaSalle Street
Chicago, Illinois 60605~~

Name & Address of Taxpayer

Brendan O'Connor
2 East Erie, Unit 1602
Chicago, Illinois 60611

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Legal Description

PARCEL 1.

UNIT 1602 AND GARAGE UNIT G-601, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE STORAGE SPACE 132, IN THE 2 EAST ERIE CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE:

THOSE PARTS OF LOTS 7 AND 8 TOGETHER WITH THE WEST 30 FEET OF LOT 9 IN BLOCK 39 OF ASSESSOR'S DIVISION OF PARTS OF BLOCKS 33 AND 53, AND BLOCKS 39, 46 AND 47 IN KINZIE'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF, RECORDED JULY 28, 1860, ALL IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM RECORDED MAY 10, 2005 AS DOCUMENT NUMBER 0513022149, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS AS CREATED BY RECIPROCAL EASEMENT AGREEMENT MADE BY AND BETWEEN STATE AND ERIE LEVEL PARTNERS LLC, AN ILLINOIS LIMITED LIABILITY COMPANY AND THE CHICAGO AND NORTHEAST ILLINOIS COUNCIL OF CARPENTERS DATED MARCH 27, 2000 AND RECORDED APRIL 7, 2000 AS DOCUMENT NUMBER 00246970, OVER THE LAND DESCRIBED THEREIN, AND SUBJECT TO ITS TERMS, INCLUDING THOSE PURSUANT TO SECTIONS 3.2 THROUGH 3.9, AND 21.3 BY SAID AGREEMENT.

PARCEL 3:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY SUB-RECIPROCAL EASEMENT AGREEMENT PERTAINING TO THE RESIDENTIAL, RETAIL AND GARAGE PORTIONS OF THE PROPERTY COMMONLY KNOWN AS 2 EAST ERIE, CHICAGO, ILLINOIS MADE BY STATE AND ERIE LEVEL PARTNERS LLC, AN ILLINOIS LIMITED LIABILITY COMPANY DATED MAY 9, 2005 AND RECORDED MAY 9, 2005 AS DOCUMENT NUMBER 0512904178 FOR STRUCTURAL MEMBERS, FOOTINGS, CAISSON, FOUNDATIONS, COLUMNS AND BEAMS AND ANY OTHER SUPPORTING COMPONENTS, UTILITIES OR OTHER SERVICES, ENCROACHMENTS, AND MAINTENANCE OF FACILITIES, IN COOK COUNTY, ILLINOIS.

