

# UNOFFICIAL COPY

724104 108244

WARRANTY DEED  
ILLINOIS STATUTORY  
INDIVIDUAL

Citywide Title Corporation  
850 W. Jackson Blvd., Ste. 320  
Chicago, IL 60607



Doc# 1725729129 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/14/2017 04:08 PM PG: 1 OF 4

Preparer File: Scales  
File No: 724104

THE GRANTOR(S) **Christopher L. Scales**, a single man, of 1058 W. Fry Street, Chicago, IL 60642, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to **Matthew S. Walters**, a single man, of the City of Chicago, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1:

UNIT 210, TOGETHER WITH ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS IN 300 WEST GRAND CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 98548808, AS AMENDED, IN THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NO. 96173357, AS AMENDED, FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 3:

PARKING SPACE P144 IN THE GRAND ORLEANS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 14, 15, 16, 17 AND 18 IN BLOCK 8 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'E' TO THE DECLARATION OF CONDOMINIUM RECORDED A DOCUMENT NUMBER 0529327126, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 4:

EASEMENTS APPURTENANT FOR THE BENEFIT OF PARCEL 3 AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED OCTOBER 20, 2005 AS DOCUMENT NUMBER 0529327125, FOR STRUCTURAL SUPPORT, FOR INGRESS AND EGRESS, FOR ACCESS

TO AND MAINTENANCE OF FACILITIES, AND FOR ENCROACHMENTS, COMMON WALLS, FLOORS AND CEILINGS OVER THE LAND DESCRIBED THEREIN. (SAID LAND COMMONLY REFERRED TO AS THE COMMERCIAL PROPERTY).

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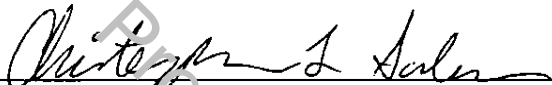
SUBJECT TO: Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; General taxes for the year 2017 and subsequent years.

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(s): 17-09-236-019-1010 and  
17-09-236-026-1242

Address(es) of Real Estate: 300 W. Grand Avenue, Apt 210, Chicago, IL 60654 and Parking Space P144

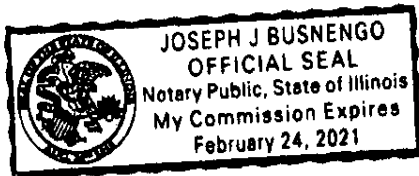
Dated this 17 day of August, 2017

  
\_\_\_\_\_  
Christopher L. Scales

STATE OF ILLINOIS, COUNTY OF COOK SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Christopher L. Scales**, 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 he signed, sealed and delivered the said instrument as his 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 17<sup>th</sup> day of August, 2017.



  
\_\_\_\_\_  
Notary Public

Prepared by: Adam Gurney  
Miles & Gurney, LLC  
225 W. Washington St. Suite 2200  
Chicago, IL 60606

Mail to:  
Dana C. Siragusa  
25 E. Washington, Suite 700  
Chicago, Illinois 60602

Name and Address of Taxpayer:  
Matthew S. Walters  
300 W. Grand Avenue, Apt 210  
Chicago, IL 60654

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724104

## REAL ESTATE TRANSFER TAX

12-Sep-2017



**CHICAGO:**

3,037.50

**CTA:**

1,215.00

**TOTAL:**

4,252.50 \*

17-09-236-019-1010 | 20170901621251 | 1-710-098-368

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

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724/04

Property of Cook County Clerk's Office

## REAL ESTATE TRANSFER TAX

12-Sep-2017



<b>COUNTY:</b>	202.50
<b>ILLINOIS:</b>	405.00
<b>TOTAL:</b>	607.50

17-09-236-019-1010

| 20170901621251 | 0-876-424-128

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