

# UNOFFICIAL COPY

Doc#: 1732608006 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/22/2017 09:07 AM Pg: 1 of 3

Warranty Deed  
Statutory (ILLINOIS)  
(Individual to Individual)

Dec ID 20171001645223  
ST/CO Stamp 1-816-913-952 ST Tax \$480.00 CO Tax \$240.00  
City Stamp 0-743-172-128 City Tax: \$5,040.00

Above Space for Recorder's Use Only

THE GRANTOR(S) Alan P. Hepker and Susan M. Hepker, husband and wife, of the City of Chicago, County of Cook, State of Illinois for and in consideration of (\$10.00) TEN DOLLARS, in hand paid, each CONVEY(S) and WARRANT(S) to Eva Adler, of NE, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR LEGAL DESCRIPTION.

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

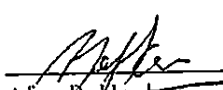
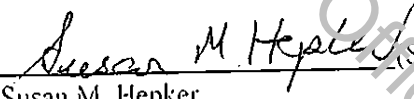

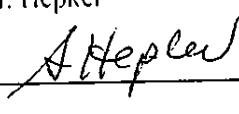
SUBJECT TO: covenants, conditions, and restrictions of record, public and utility easements; acts done by or suffered through Buyer; and general real estate taxes not yet due and payable at the time of Closing.

Permanent Index Number (PIN): 14-21-306-038-1039

Address(es) of Real Estate: 3470 N. Lake Shore Drive, #17C, Chicago, IL 60657

Dated this 16<sup>th</sup> day of Nov., 2017.

PLEASE  
PRINT OR  
TYPE NAMES  
BELOW  
SIGNATURE(S)


	(SEAL)		(SEAL)
Alan P. Hepker		Susan M. Hepker	
	(SEAL)		(SEAL)
		A. Hepker	

State of Illinois, County of Cook, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY Alan P. Hepker and Susan M. Hepker, husband and wife as tenants by the entirety, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

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Given under my hand and official seal, this 16<sup>th</sup> day of Nov., 2017.

Commission expires Feb. 13, 2018

  
NOTARY PUBLIC

This instrument was prepared by: Richard Cohn, 105 W. Madison St., #401, Chicago, Illinois 60602

MAIL TO:

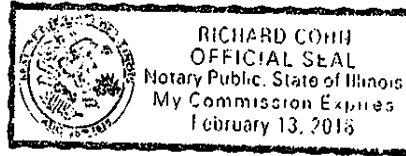
SEND SUBSEQUENT TAX BILLS TO:

Eva F Adler  
3470 N. Lake Shore Dr  
Chicago, IL 60657 #17C

Eva Adler  
3470 N. Lake Shore Dr., #17C  
Chicago, IL 60657

OR

Recorder's Office Box No. \_\_\_\_\_



Property of Cook County Clerk's Office

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## EXHIBIT "A"

UNIT NUMBER 17-'C', TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST OF THE COMMON ELEMENTS, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCELS:

PARCEL 1: THAT PART OF THE SOUTHERLY 40 FEET OF LOT 37 LYING SOUTHWESTERLY OF THE WEST LINE OF SHERIDAN ROAD (EXCEPTING THEREFROM THE WESTERLY 54.75 FEET), IN BLOCK 13 IN HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 BOTH INCLUSIVE AND 33 TO 37 BOTH INCLUSIVE IN PINE GROVE, A SUBDIVISION OF FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE NORTHERLY 25 FEET MEASURED AT RIGHT ANGLES WITH THE NORTHERLY LINE THEREOF OF THE FOLLOWING DESCRIBED TRACT OF LAND; THAT PART OF LOT 1 IN THE SUBDIVISION OF BLOCK 16 IN HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 BOTH INCLUSIVE AND 33 TO 37 BOTH INCLUSIVE IN PINE GROVE, IN SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:: BEGINNING AT THE INTERSECTION OF THE NORTHERLY LINE OF SAID LOT, WITH THE WESTERLY OF SHERIDAN ROAD; THENCE WESTERLY ALONG THE NORTHERLY LINE OF SAID LOT 150 FEET; THENCE SOUTHERLY TO A POINT IN THE SOUTH LINE OF SAID LOT, A DISTANCE OF 190 FEET EASTERLY FROM THE WESTERLY LINE OF SAID LOT AND BEING ON THE NORTHERLY LINE OF HAWTHORNE PLACE; THENCE EASTERLY ALONG THE SOUTHERLY LINE OF SAID LOT 150.84 FEET TO THE WESTERLY LINE OF SHERIDAN ROAD; THENCE NORTHERLY ALONG THE WESTERLY LINE OF SHERIDAN ROAD 298.96 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM, MADE BY THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 15, 1965, AND KNOWN AS TRUST NUMBER 15666, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 20446824 AND FILED WITH THE REGISTRAR OF TITLES AS DOCUMENT NUMBER LR 2380325 (EXCEPT THAT PART FALLING IN UNITS NUMBERS 4 TO 27 "B", AS SAID UNITS ARE DELINEATED ON SAID SURVEY), IN COOK COUNTY, ILLINOIS.

Clerk's Office