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WARRANTY DEED

PREPARED BY:

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Schain, Banks, Kenny & Schwartz, Ltd.
70 W. Madison St., Ste. 5300
Chicago, Illinois 60602

Doc# 1802201128 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/22/2018 02:38 PM PG: 1 OF 3

THIS WARRANTY DEED, made this 15th day of January, 2018 by **THOMAS D. COY** and **JUDY A. COY** ("Grantors"), to and in favor of

AJAI AGNIHOTRI, ("Grantee"), **WITNESSETH**, that Grantor,s for and in consideration of the sum of TEN AND NO/100 (\$10.00) and other good and valuable consideration, in hand paid by Grantee, the receipt whereof is hereby acknowledged, **CONVEY** and **WARRANT** unto Grantee, and to his heirs and assigns, **FOREVER**, all the following described real estate situated in the County of Cook and the State of Illinois known and described as:

SEE EXHIBIT "A" ATTACHED HERETO.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest claim or demand whatsoever, of Grantors, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto Grantee, his heirs and assigns forever.

And Grantors, for himself and his successors, do covenant, promise and agree, to and with Grantee, his heirs and assigns, that they have not done or suffered to be done anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that with respect to the said premises, Grantors will Warrant and Defend.

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FIRST AMERICAN TITLE
FILE # 2900802 //

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EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1:

UNIT# D-28, IN LAKE POINT TOWER GARAGE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF LOT 7 IN CHICAGO DOCK AND CANAL COMPANY'S PESHTIGO DOCK ADDITION IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 95898155, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 AND OTHER PROPERTY FOR THE PURPOSES OF STRUCTURAL SUPPORT, INGRESS AND EGRESS AND UTILITY SERVICES AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 7, 1988 AND KNOWN AS TRUST NUMBER 1043-99-09 DATED JULY 13, 1988 AND RECORDED JULY 14, 1988 AS DOCUMENT 88309160 AND RERECORDED SEPTEMBER 28, 1988 AS DOCUMENT 88446237, AS AMENDED BY INSTRUMENT RECORDED AUGUST 19, 1992 AS DOCUMENT 92616148, AND AS FURTHER AMENDED BY INSTRUMENT RECORDED DECEMBER 27, 1995 AS DOCUMENT 95898506.

PIN: 17-10-214-019-1343

ADDRESS OF PROPERTY: 505 N. LAKE SHORE DRIVE, PARKING SPACE D-28
CHICAGO, IL 60606