

# UNOFFICIAL COPY

**This instrument was prepared by:**  
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Chicago, Illinois 60606

Doc#: 1810147055 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/11/2018 10:10 AM Pg: 1 of 3

Dec ID 20180401636802  
ST/CO Stamp 0-835-924-256 ST Tax \$675.00 CO Tax \$337.50  
City Stamp 0-094-122-272 City Tax: \$7,087.50

**After recording mail to:**

~~Morton J. Rubin, Esq.~~ *Robert Murphy*  
~~Law Offices of Morton J. Rubin 1307 Wrightwood~~  
~~3330 Dundee Road, Suite G4 Unit 103~~  
~~Northbrook, Illinois 60062~~ *Chicago, IL 60614*

**Send subsequent tax bills to:**

Robert L. Murphy  
1307 Wrightwood, Unit 103  
Chicago, Illinois 60614

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## WARRANTY DEED

THE GRANTOR, ANDREW DRAFT, now married to CRISTINA DRAFT, as husband and wife, of Chicago, Illinois, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to ROBERT LLOYD MURPHY and DIANNE SMITH MURPHY, husband and wife, as tenants by the entirety, **GRANTEES**, whose address is 1120 W. Wellington, Chicago, Illinois 60657, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO  
AND BY THIS REFERENCE MADE A PART HEREOF.  
THIS IS HOMESTEAD PROPERTY

SUBJECT ONLY TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Grantee; all special governmental taxes or assessments confirmed and unconfirmed; Condominium Declaration and By Laws and general real estate taxes not yet due and payable.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever, as Tenants By the Entirety.

Permanent Index Number: 14-29-315-103-1003 (Unit 103)  
14-29-315-103-1028 (P-9)

Commonly Known As: 1307 W. Wrightwood  
Unit 103 and P-9  
Chicago, Illinois 60614

*18CA9921676NC*  
*EPENHETT,*

*1 OF 1*

# UNOFFICIAL COPY

The undersigned have executed this Warranty Deed this 6 day of April, 2018.

Andrew Draft

Cristina Draft, executed for the sole purpose of releasing homestead rights

STATE OF ILLINOIS )  
 )SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ANDREW DRAFT, a married man, 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 his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 6 day of April, 2018.

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



STATE OF ILLINOIS )  
 )SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that CRISTINA DRAFT, a married woman, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 6 day of April, 2018.

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



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## EXHIBIT A

### LEGAL DESCRIPTION

**Parcel 1:**

Unit number 103 and parking unit P-9 in 1307 West Wrightwood Condominium, as delineated on a plat of survey of the following described tract of land:

Lots 1, 2, 3, 4, 26 and the East 9.00 feet of Lot 5 in the subdivision of that part of Lot 13 in County Clerk's Division of Block 43 in Sheffield's Addition to Chicago in Section 29, Township 40 North, Range 14, East of the Third Principal Meridian, lying West of the right of way of the Chicago and Evanston Railroad Company and East of Ward Street, in Cook County, Illinois.

**Parcel 2:**

That part of a vacated alley running East and West in the subdivision of that part of Lot 13 in County Clerk's Division of Block 43 in Sheffield's Addition to Chicago in Section 29, Township 40 North, Range 14, East of the Third Principal Meridian, lying West of the right of way of the Chicago and Evanston Railroad Company and East of Wayne Avenue, described as follows:

Commencing at Northeast corner of Lot 26, running thence Northeasterly along the Westerly right of way line of the Chicago and Evanston Railroad to the Southeast corner of Lot 1; thence West along the South Line of Lots 1 to 4 and the East 9.00 feet of Lot 5 to the Southwest corner of said East 9.00 feet of said Lot 5; thence running South along the Southerly extension of the West Line of the East 9.00 feet of said Lot 5 to the Northwest corner of Lot 26; thence East along the North Line of said Lot 26 to the point of beginning, in Cook County, Illinois.

which plat of survey is attached as exhibit "A" to the declaration of condominium recorded August 13, 2010 as document number 1022531046; together with its undivided percentage interest in the common elements.

Permanent Index Number: 14-29-315-103-1003 (Unit 103)  
14-29-315-103-1028 (P-9)

Address of Real Estate: 1307 W. Wrightwood  
Unit 103 and P-9  
Chicago, Illinois 60614