

UNOFFICIAL COPY

WARRANTY DEED

Doc#: 1812801202 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/08/2018 11:41 AM Pg: 1 of 2

Dec ID 20180501663548
ST/CO Stamp 0-612-630-816 ST Tax \$315.00 CO Tax \$157.50
City Stamp 1-996-537-376 City Tax: \$3,307.50

THE GRANTORS, Stephanie P. DeCicco, a married woman, and her husband, Christopher P. Eby, solely for the purposes of waving his homestead rights, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY AND WARRANT to Alexander Derrico, a single man, of Chicago, Illinois, Grantee, all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

SEE ATTACHED EXHIBIT A.

Subject, however, to the following, if any; covenants, conditions and restrictions of record, public and utility easements, act done or suffered by grantee, all special governmental taxes or assessments confirmed and unconfirmed, homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not due and payable at the time of closing.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

Dated this 6 day of May, 2018.

Stephanie P. DeCicco
Stephanie P. DeCicco

Christopher P. Eby
Christopher P. Eby, solely for the purposes of waving his homestead rights

I, David C. Birks, the undersigned, a Notary Public in and for the County of Cook, in the State of Illinois, do hereby certify that that Stephanie P. DeCicco and Christopher P. Eby, personally known to me to be the same people 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.

Dated this 6th day of May, 2018.

David C. Birks
Notary Public

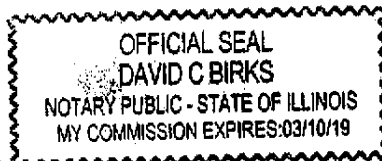
Prepared by: David C. Birks, Law Office of David C. Birks, Ltd., 3800 N. Paulina, Chicago, Illinois 60613

Return to:

Send Subsequent Tax Bills To:

Mr. Matthew T. Albrecht
415 N. LaSalle Street, #403
Chicago, Illinois 60654

Alex Derrico
949 N. Willard #502
Chicago, IL 60642



Alexander Derrico
949 N. Willard Court, #502
Chicago, Illinois 60642

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WARRANTY DEED EXHIBIT A LEGAL DESCRIPTION

UNIT NUMBER 502 AND P13 IN THE WILLARD COURT LOFTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1 THROUGH 6, BOTH INCLUSIVE, AND LOTS 45 & 46 IN JOSEPH DINET'S SUBDIVISION OF THE EAST 1/2 OF OUTLOT OR BLOCK 24 IN THE CANAL TRUSTEES' SUBDIVISION OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

ALSO THAT PART OF THE FOLLOWING DESCRIBED TRACT WHICH LIES SOUTH OF THE NORTH LINE OF LOT 2 IN JOSEPH DINET'S SUBDIVISION OF THE EAST 1/2 OF OUTLOT OR BLOCK 24 IN THE CANAL TRUSTEES' SUBDIVISION AFORESAID EXTENDED EAST OF SAID TRACT DESCRIBED AS FOLLOWS:

THAT PART OF THE PREMISES HERINAFTER DESCRIBED FORMERLY THE RIGHT OF WAY OF CHICAGO & NORTHWESTERN RAILWAY CO SOUTH OF AUGUSTA ST. AND WEST OF RUCKER ST. DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF AUGUSTA ST. WITH THE SOUTHWEST LINE OF SAID RIGHT OF WAY MARKED BY A RAILROAD MONUMENT RUNNING; THENCE EAST ALONG SAID SOUTH LINE OF AUGUSTA ST. ABOUT 17.3 FEET TO A POINT 41 FEET SOUTHWESTERLY OF THE CENTER LINE OF SAID RAILROAD COMPANY'S WEST MAIN TRACK (SO CALLED) MEASURED AT RIGHT ANGLES TO SAID CENTER LINE; THENCE SOUTHEASTERLY PARALLEL WITH SAID CENTER LINE TO THE WEST LINE OF THE ALLEY RUNNING NORTH AND SOUTH IN BLOCK 12 IN ELSTON'S ADDITION TO CHICAGO EXTENDING NORTH, THENCE SOUTH ALONG THE WEST LINE OF SAID ALLEY SO EXTENDED ABOUT 11.3 FEET TO THE SOUTHWEST LINE OF SAID RIGHT OF WAY, THENCE NORTHWESTERLY ALONG THE SOUTHWESTERLY LINE OF SAID RIGHT OF WAY TO THE POINT OF BEGINNING. TOGETHER WITH ALL THAT PART OF THE NORTH-SOUTH PUBLIC ALLEY LYING EAST OF LOTS 2, 3, 4, 5 AND 6; WEST OF LOTS 45 AND 46; NORTH OF THE SOUTH LINE OF SAID LOT 6, EXTENDED EAST AND THE SOUTH LINE OF LOT 45, EXTENDED WEST; ALL IN JOSEPH DINET'S SUBDIVISION OF THE EAST 1/2 OF OUTLOT OR BLOCK 24, IN CANAL TRUSTEES' SUBDIVISION OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND SOUTH AND SOUTHERLY OF THE SOUTHWESTERLY LINE OF LOT 47 IN ASSESSORS PLAT OF LOT 47 IN BLOCK 12 OF ELSTON ADDITION TO CHICAGO, BEING THE SOUTHWEST LINE OF THE UNION PACIFIC RAILROAD RIGHT OF WAY IN SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 17, 2003 AS DOCUMENT NUMBER 0335144148 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 17-05-318-060-1018 - #502
17-05-318-060-1044 - P13

Property Address: 949 N. Willard Court, #502 and P13, Chicago, Illinois 60642