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WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

Doc#. 1814429152 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/24/2018 10:12 AM Pg: 1 of 4

Dec ID 20180501674947
ST/CO Stamp 0-103-271-712 ST Tax \$239.00 CO Tax \$119.50
City Stamp 0-524-590-368 City Tax: \$2,509.50

THE GRANTOR(S) Rick Curneal a/k/a Rickey O. Curneal, an unmarried man, of the City of Chicago, County of Cook, State of Illinois 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 David Page, Single man man, of the City of CHGO, County of COOK, State of IL, all interest in 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

SUBJECT TO: Covenants, conditions and restrictions of record so long as they do not interfere with the intended use of the property; public and utility easements; acts done by or suffered through Buyer; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

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): 17-22-307-113-1031
17-22-307-113-1072

Address(es) of Real Estate: 1919 South Michigan Avenue, Unit 404
Chicago, Illinois 60616

Dated this 16 day of May, 2018

Rick O Curneal
Rick Curneal a/k/a Rickey O. Curneal

18-0577112



First American
Title Insurance Company

Warranty Deed - Individual

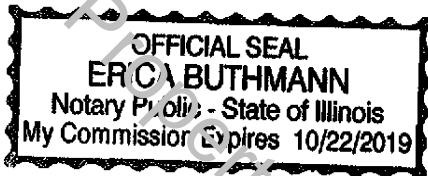
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STATE OF IL, COUNTY OF Cook

SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Rick Curneal a/k/a Rickey O. Curneal 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 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.

Given under my hand and official seal this 16 day of May, 20 18.



Erica Buttmann
Notary Public

Prepared by:
Law Offices of Kimberly Duda, Ltd.
811 West Superior, Suite 1
Chicago, Illinois 60642

Mail to:
Kimberly Freeland
806 North Peoria Street
Chicago, Illinois 60642

Name and Address of Taxpayer:
David Page
1919 South Michigan Avenue, Unit 404
Chicago, Illinois 60616

REAL ESTATE TRANSFER TAX		22-May-2018
	COUNTY:	119.50
	ILLINOIS:	239.00
	TOTAL:	358.50
17-22-307-113-1031 20180501674947 0-103-271-712		

REAL ESTATE TRANSFER TAX		22-May-2018
	CHICAGO:	1,792.50
	CTA:	717.00
	TOTAL:	2,509.50 *
17-22-307-113-1031 20180501674947 0-524-160-368		

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



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EXHIBIT "A"

Unit 404 and P-33, in the Loftworks on Michigan Condominiums, as delineated on a survey of the following described property:

Lots 10 and 11 in Block 3 in William Jones' Addition to Chicago in Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, also:

The North 55.00 feet of the North 2/3 of Lot 3 in Block 14 of Assessor's Division of the Southwest 1/4 of Section 22, Township 39 North, Range 14 East of the Third Principal Meridian, lying North of the North line of the South 55.50 feet of the Northwest 2/3 of said Lot 3 (except from said premises that portion thereof taken and used for alley) all taken as a single tract of Land (except that part of said tract part which lies above a horizontal plane having an elevation of +14.60 feet Chicago City Datum and which lies below a horizontal plane having an elevation of +29.29 feet Chicago city datum and is bounded and described as follows:

Beginning at the Southwest corner of said tract;

Thence North 00 degrees 01 minutes 45 seconds East along the East line of said tract, a distance of 49.53 feet (the West line of said tract also being the East line of S. Michigan Avenue);

Thence North 90 degrees 00 minutes East, 12.86 feet;

Thence North 00 degrees 00 minutes 00 seconds East, 160 feet;

Thence South 90 degrees 00 minutes 00 seconds East, 19.18 feet;

Thence South 00 degrees 00 minutes 00 seconds West, 7.13 feet;

Thence South 90 degrees 00 minutes 00 seconds East, 17.95 feet;

Thence South 00 degrees 00 minutes 00 seconds West, 44.0 feet to the Southwest line of said tract;

Thence North 90 degrees 00 minutes 00 seconds West along the South line of said tract, a distance of 50.01 feet to the place of beginning also except that part which lies above a horizontal plane having an elevation of +14.60 feet Chicago City Datum and which lies below a horizontal plane having an elevation of +29.29 feet Chicago City Datum and is bounded and described as follows:

Beginning at the Northwest corner of said tract (the Northwest corner of said tract also being the Northwest corner of said Lot 100);

Thence South 90 degrees 00 minutes 00 seconds East along the North line of said tract, a distance of 55.51 feet,

Thence South 00 degrees 00 minutes 00 seconds West, 20.75 feet

Thence North 90 degrees 00 minutes 00 seconds West 17.12 feet;

Thence South 00 degrees 00 minutes 00 seconds West 8.60 feet;

Thence North 90 degrees 00 minutes 00 seconds West 4.17 feet;

Thence South 00 degrees 00 minutes 00 seconds West 21.36 feet;

Thence North 90 degrees 00 minutes 00 seconds West, 14.37 feet;

Thence North 00 degrees 00 minutes 00 seconds East, 1.45 feet;

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Thence North 90 degrees 00 minutes 00 seconds West, 19.88 feet to the West line of said tract (the West line of said tract also being the East line of South Michigan Avenue),

Thence North 00 degrees 01 minutes 45 seconds East along the West line of said tract, a distance of 49.26 feet to the place of beginning, all in Cook County, Illinois which survey is attached to the Declaration of Condominium recorded as Document 0536345141, as amended from time to time, together with an undivided percentage interest in common elements.

PIN(S): 17-22--307-113-1031 and 17-22-307-113-1072

Property of Cook County Clerk's Office