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WARRANTY DEED

The GRANTOR, PHILIP LU, an unmarried man, of the County of Los Angeles and State of California for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to LEIGH JACQUELINE JAHNIG, an unmarried woman, residing at 1215 W. Norwood, Apt. 4, Chicago, IL 60660, individually, all interest in the following described real estate in the County of Cook, State of Illinois, to wit:

Doc# 1831304144 Fee \$68.00

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

KAREN A.YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/09/2018 01:13 PM PG: 1 OF 4

Above Space for Recorder's Use Only,

PARCEL 1:

UNIT NUMBERS 401 AND GU-7 IN THE VUE LAKEVIEW I CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THAT PART OF THE NORTH 1 10/127 H I EET OF LOT 23 AND LOTS 22, 21 AND 20 (EXCEPTING FROM EACH OF SAID LOTS THAT PART THEREOF LYING WEST OF A LINE 50 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SECTION 20; AND EXCEPT THAT PART OF LOTS 22 AND 23 LYING BELOW AN ELEVATION OF 31.90 FEET, CITY OF CHICAGO DATUM, AND LYING ABOVE AND ELEVATION OF 18.89 FEET, CITY OF CHICAGO DATUM) DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE EAST LINE OF ASHLAND AVENUE AS WIDENED, WHICH POINT IS 4.62 FEET SOUTH OF THE NORTH LINE OF SAID LOT 20; THENCE EAS' 77.38 FEET TO A POINT WHICH IS 4.56 FEET SOUTH OF THE NORTH LINE OF SAID LOT 20, THENCE NORTH 4.08 FEET; THENCE EAST 29.41 FEET TO A POINT ON THE EAST LINE OF SAID LOT 20 WHICH IS 0.45 FEET SOUTH OF THE NORTHEAST CORNER THEREOF; THENCE SOUTH ALONG THE EAST LINE OF SAID LOTS 20, 21, 22 AND 23 TO THE POINT OF INTERSECTION WITH THE SOUTH LINE OF THE NORTH 1 10/23TH FEET OF SAID LOT 25, THENCE WEST ALONG SAID DESCRIBED SOUTH LINE TO A POINT ON THE EAST LINE OF ASHLAND AVENUE AS WIDENED; THENCE NORTH ALONG SAID WIDENED LINE 72.24 (FEET, MORE OR LESS TO THE POINT OF BEGINNING; AND THAT PART OF LOT 23 (EXCEPT THE NORTH 22 INCHES THEREOF) LYING EAST OF A LINE 50 FEET EAST OF AND PARACLEL WITH THE WEST LINE OF SECTION 20 HEREINAFTER DESCRIBED) IN BLOCK 4 IN LANE PARK ADDITION TO LAKE VIEW IN SECTION 20, TOWNSHIP 40 NORTH, RANGE 14. FAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0804403000; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, USE AND ENJOYMENT AS CREATED BY AND SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR RECIPROCAL EASEMENTS RECORDED AS DOCUMENT NUMBER 0804541094.

FIRST AMERICAN TITLE FILE #_ 2942179



1831304144 Page: 2 of 4

UNOFFICIAL CO

Permanent Real Estate Index Number (PIN): 14-20-300-030-1013 \$ 14-20-300-030-030-029

Address of Real Estate: 1550 W. Cornelia Avenue, #401, Chicago, IL 60657

SUBJECT TO: General real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record; building lines and easements, if any.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Winois.

Dated this 7 of OCTOBER, 2018

State of) ss.

County of

See aeknowledgment attached.

I, the undersigned, a Notary Public for the State and County aforesaid, do hereby certify that PHILIP LU is the same person whose name is subscrited to the foregoing Warranty Deed, appeared personally before me this day in person and acknowledge that he signed, sealed and delivered the said instrument, as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of rights of homestead.

Dated:

Notary Public

My Commission Expires:

Please send all future tax bills to:

Leigh Jacqueline Jahnig 1550 W. Cornelia Avenue, #401 Chicago, IL 60657

Please send recorded document to

David Frank Attorney at Law 1211 Landwehr Road Northbrook, IL 60062

This instrument prepared by:

David S. Maloney Maloney Law, LLC 1880 W. Winchester Rd. Suite 205 Libertyville, 1L 60048

1831304144 Page: 3 of 4

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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

CIVIL CODE § 1189

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A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

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County of Las Angeles	
on <u>10/17 / 2018</u> before me, <u>M</u>	dary Public, Olena Brooks
Date DU // // 1/10 / //	Here Insert Name and Title of the Officer
reisonally appeared	Name (a) of Cignor(a)
	Name(s) of Signer(s)
o the within instrument and acknowledged to me tha	ature(s) on the instrument the person(s), or the entity
OLENA BRACKS Notary Public - California Los Angeles County Commission # 2249786 My Comm. Expires Jul 14, 2022	I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. WITNESS my hand and official seal.
Place Notary Seal and/or Stamp Above	Signature Signature of Notary Public
Completing this information can	deter alteration of the document or form to an unintended document.
Description of Attached Document Title or Type of Document: WARRAUT	1 DEED
Document Date: 10/17/2018	Number of Pages:
Signer(s) Other Than Named Above:	
Capacity(ies) Claimed by Signer(s) Signer's Name: Corporate Officer – Title(s):	Signer's Name: □ Corporate Officer – Title(s):
□ Partner - □ Limited □ General	□ Partner - □ Limited □ General
E l'altitel E Elittle E Collectai	☐ Individual ☐ Attorney in Fact
☐ Individual ☐ Attornev in Fact	☐ Individual ☐ Attorney in Fact
	□ Trustee □ Guardian of Conservator

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1831304144 Page: 4 of 4

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. то. REAL ESTATE TRANSFER TAX 1,354.50 CTA: 4,740.75 * TOTAL:

14-20-300-030-1013 | 20181001611855 | 0-549-088-416

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

AL ESTATE TRANSFER TAX		TAX	23-Oct-2018
ALCOHOL:		COUNTY:	225.75
		ILLINOIS:	451.50
March Mr.	Carrie Land	TOTAL:	677.25
14-20-3 10	- J30-1013	20181001611855 1-	581-624-480
			
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