

# UNOFFICIAL COPY



**WARRANTY DEED  
ILLINOIS STATUTORY  
INDIVIDUAL**

Doc# 1908662000 Fee \$44.00  
RHSP FEE:\$9.00 RPRF FEE: \$1.00  
EDWARD M. MOODY  
COOK COUNTY RECORDER OF DEEDS  
DATE: 03/27/2019 11:11 AM PG: 1 OF 4

Property of Cook County Clerk's Office

THE GRANTOR(S), Radomir Saracevic and Martina Saracevic, husband and wife, as Tenants by the Entirety, of the City of Chicago, County of Cook, and State of Illinois, for and in consideration of TEN and no/100's (\$10.00) Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to Vladeta Markovic, a(n) married person, and Andjela Markovic a(n) married person, both of 7154 Fair Elms Ave., Village of Burr Ridge, 60527, County of Cook, and State of Illinois, not as Tenants in Common or as Tenants by the Entirety, but as Joint Tenants with Right of Survivorship, 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: General real estate taxes for the year 2018, 2nd installment, and subsequent years; covenants, conditions, and restrictions of record; private, public and utility easements roads, and highways; building lines; party wall rights and agreements, if any.

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): 17-22-110-100-1031;  
17-22-110-100-1340, and 17-22-110-100-1365

Address(es) of Real Estate: 1322 S. Prairie Ave., Unit 505  
Chicago, IL 60605

Dated this 19 day of March, 2019

Dated this 19 day of March, 2019

\_\_\_\_\_  
Radomir Saracevic

\_\_\_\_\_  
Martina Saracevic

S Y  
P 4  
S N  
M N  
SC Y  
E N  
INT Drc

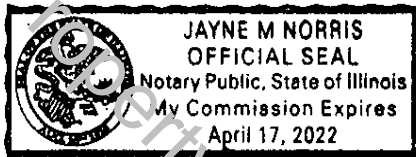
REAL ESTATE TRANSFER TAX		22-Mar-2019
	COUNTY:	232.50
	ILLINOIS:	465.00
	TOTAL:	697.50
17-22-110-100-1031   20190301624789   1-438-637-472		

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STATE OF ILLINOIS   )  
  ) SS  
COUNTY OF COOK   )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Radomir Saracevic and Martina Saracevic, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 19<sup>th</sup> day of March, 2019.




Jayne M. Norris  
Notary Public

Prepared by: Elena Costa  
The Law Office of Elena Costa L.L.C., 10700 W. Higgins Rd. Suite 330, Rosemont, IL 60018

Mail to:  
MAKSIMOVIC ASSOC. P.C.  
8643 OGDEN AVE  
LYONS IL 60531

Name and Address of Taxpayer:  
ANJELA MARKVIC  
1322 S PRAIRIE, UNIT 525  
CHICAGO, IL 60605

REAL ESTATE TRANSFER TAX		19-Mar-2019
	CHICAGO:	3,487.50
	CTA:	1,395.00
	TOTAL:	4,882.50 *

17-22-110-100-1031 | 20190301624789 | 1-257-377-184

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

Liberty Title & Escrow Co.  
275 West Natick Road  
Suite 1000  
Warwick, RI 02886

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## EXHIBIT "A" LEGAL DESCRIPTION

### Parcel 1:

Unit GU-120 in the Tower 1 Residences Condominiums, as delineated on a survey of the following described real estate:

Part of Lot 1 in Conor's Subdivision, being a subdivision of part of fractional Section 22, Township 39 North, Range 14, East of The Third Principal Meridian, in Cook County, Illinois which survey is attached as exhibit "D" to the Declaration of Condominium recorded as document number 0020457530, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

### Parcel 2:

Non-exclusive easement for the benefit of Parcel 1 for the pedestrian and vehicular ingress and egress, as described by document recorded April 22, 2002 as document number 0020457528.

### Parcel 3:

Unit 505, Garage GU-145, in the Tower 1 Residences Condominiums, as delineated on a survey of the following described real estate:

That part of Lot 1 in Conor subdivision, being a subdivision of part of fractional Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, described as follows:

Beginning at the northwest corner of said Lot 1; thence south 00 degrees 01 minutes 19 seconds west along the west line of said lot 1, said west line being the east line of South Indiana Avenue per document 93954909, 133.49 feet; thence south 89 degrees 58 minutes 41 seconds east, a distance of 85.82 feet to the point of beginning; thence continuing south 89 degrees 58 minutes 41 seconds east, a distance of 131.44 feet; thence south 00 degrees 00 minutes 00 seconds east, a distance of 217.49 feet; thence north 89 degrees 58 minutes 41 seconds west, a distance of 131.52 feet; thence north 00 degrees 01 minutes 19 seconds east, a distance of 217.49 feet to the point of beginning, all in Cook County, Illinois.

### Parcel 4:

Non-exclusive easements of the benefit of Parcel 1 for pedestrian and vehicular ingress and egress over the following described land:

That part of Lots 1, 2, 3 and 4, taken as a tract, in Conor's subdivision, being a subdivision of part of fractional Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, described as follows:

#### Easement Parcel A:

The north 50.0 feet of Lot 1 in Conor's subdivision, being a subdivision of part of fractional Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

#### Easement parcel B:

That part of Lots 1, 2, 3 and 4 in Conor's subdivision, being a subdivision of part of fractional Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, described as follows:

Commencing at the northwest corner of said lot 1; thence south 00 degrees 01 minutes 19 seconds west along the west line of said lot 1, a distance of 50.0 feet; thence north 89 degrees 58 minutes 42 seconds east, a distance of 217.22 feet to the point of beginning; thence continuing north 89 degrees 58 minutes 42 seconds east, a distance of 47.0 feet; thence south 00 degrees 00 minutes 00 seconds east, a distance of 166.35 feet; thence north 90 degrees 00 minutes 00 seconds east, a distance of 118.63 feet; thence south 00 degrees 00 minutes 00 seconds east, a distance of 50.12 feet; thence north 90 degrees 00 minutes 00 seconds east, a distance of 18.46 feet; thence south 00 degrees 00 minutes 00 seconds east, a distance of 50.12 feet; thence north 90 degrees 00 minutes 00 seconds east, a distance of 18.48 feet; thence south 00 degrees 00 minutes seconds east, a distance of 264.62 feet to a point in the south line of said lots 2 and 3 said south line being the north line of east 14th street extension per document no. 96189122; thence north 89 degrees 58 minutes 41 seconds west along the last described line, a distance of 46.0 feet; thence north 00 degrees 00 minutes 00 seconds west, a distance of 211.03 feet; thence north 90 degrees 00 minutes 00 seconds west, A distance of 52.0 feet; thence south 00

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## EXHIBIT "A" - CONTINUED

degrees 00 minutes 00 seconds east, a distance of 51.01 feet; thence north 89 degrees 58 minutes 41 seconds west, a distance of 5.0 feet; thence north 00 degrees 00 minutes 00 seconds west, a distance of 60.86 feet, thence north 89 degrees 58 minutes 41 seconds west, a distance of 213.40 feet; thence south 00 degrees 01 minutes 19 seconds west, a distance of 12.0 feet; thence north 89 degrees 58 minutes 41 seconds west, a distance of 23.33 feet; thence north 00 degrees 01 minutes 19 seconds east, a distance of 23.33 feet; thence south 89 degrees 58 minutes 41 seconds east, a distance of 8.0 feet; thence north 00 degrees 01 minutes 19 seconds east, a distance of 261.42 feet; thence north 89 degrees 58 minutes 41 seconds west, a distance of 8.0 feet, thence north 00 degrees 01 minutes 19 seconds east, a distance of 23.33 feet, thence south 89 degrees 58 minutes 41 seconds east, a distance of 23.33 feet, thence south 00 degrees 01 minutes 19 seconds west, a distance of 12.0 feet, thence south 89 degrees 58 minutes seconds east, a distance of 150.66 feet; thence north 00 degrees 00 minutes 00 seconds west, a distance of 51.36 feet to the point of beginning, (excepting therefrom described 2 parcels of land:

### Exception Parcel 1:

Beginning at a point 90.15 feet north and 85.82 feet east of the southwest corner of said Lot 1; thence north 00 degrees 01 minutes 19 seconds east, a distance of 217.49 feet; thence south 89 degrees 58 minutes 41 seconds east, a distance of 217.49 feet; thence south 89 degrees 58 minutes 41 seconds east, a distance of 131.44 feet; thence south 00 degrees 00 minutes 00 seconds east, a distance of 217.49 feet; thence north 89 degrees 58 minutes 41 seconds west, a distance of 131.52 feet to the point of beginning.

### Exception Parcel 2:

beginning at a point 85.39 feet north and 227.31 feet east of the southwest corner of said Lot 1; thence north 00 degrees 00 minutes 00 seconds west, a distance of 74.58 feet, thence north 90 degrees 00 minutes 00 seconds east, a distance of 108.63 feet; thence south 00 degrees 00 minutes 00 seconds east, a distance of 74.58 feet; thence south 90 degrees 00 minutes 00 second west, a distance of 108.63 feet to the point of beginning), all in Cook County, Illinois.

### Easement Parcel C

The south 5.0 feet of the west 280.0 feet of Lot 1 in Conor's subdivision, being a subdivision of part of fractional Section 22, Township 39 North, Range 14, East of The Third Principal Meridian, in Cook County, Illinois said easements created by grant of access easements made by Museum Park East, L. L. C. recorded April 27, 2002 as document 0020457528.)

### Parcel 5:

Exclusive right to use storage space S-31 limited common element as delineated on the survey attached to the declaration aforesaid recorded as document 0020457530.

For informational purposes only: 1322 S. Prairie Ave., Unit 505, Chicago, IL, 60605

Tax Parcel # 17-22-110-100-1031 and 17-22-110-100-1340 and 17-22-110-100-1365