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Doc#: 1921113134 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 07/30/2019 12:43 PM Pg: 1 of 4

Dec ID 20190701634612
ST/CO Stamp 1-824-191-584 ST Tax \$260.00 CO Tax \$130.00
City Stamp 0-213-578-848 City Tax: \$2,730.00

WARRANTY DEED

John Grafft, a single man, 88 W. Schiller St., Unit 1702, Chicago, IL 60610 ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEY(S) and WARRANT(S) to **Elizabeth P. Kiggins**, 88 W. Schiller St., Unit 1702, Chicago, IL 60610 ("Grantee"), the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See attached legal description

Permanent Real Estate Index Number: 17-04-209-043-1042

Address of Real Estate: 88 W. Schiller St., Unit 1702, Chicago, IL 60610

SUBJECT TO: covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; all acts done by or suffered through Buyer; and general real estate taxes not yet due and payable at the time of closing

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

Chicago Title 19SS0438055LP 1 of 2 SM

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EXHIBIT "A" Legal Description

UNIT NO. 1702-L, IN LOWELL HOUSE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

SOUTH 98.50 FEET OF LOT 8 IN CHICAGO LAND CLEARANCE COMMISSION NO. 3, BEING A CONSOLIDATION OF LOTS AND PARTS OF LOTS AND VACATED ALLEYS IN BRONSON'S ADDITION TO CHICAGO, AND CERTAIN RESUBDIVISIONS, ALL IN THE NORTH EAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

TOGETHER WITH THAT PART OF THE FOLLOWING DESCRIBED PREMISES LYING BELOW AN ELEVATION OF +20.30 FEET CHICAGO DATUM:

THE SOUTH 99.89 FEET OF LOT 6, LOT 8 (EXCEPT THE SOUTH 98.50 FEET THEREOF), ALL IN SAID CHICAGO LAND CLEARANCE NO. 3 AND LOTS 1, 2, 3, 4 AND 5 IN THE RESUBDIVISION OF LOTS 26, 27, 30, AND 31 IN BURTON'S SUBDIVISION OF LOT 14 IN SAID BRONSON'S ADDITION TO CHICAGO; ALL IN THE NORTH EAST 1/4 OF SECTION 4, 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 AS DOCUMENT NUMBER 25288099, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Chicago Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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EXHIBIT "A" LEGAL DESCRIPTION

Order No.: 19SS0438055LP

For APN/Parcel ID(s): 17-04-209-043-1042

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