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Doc#: 1921946030 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/07/2019 08:58 AM Pg: 1 of 3

Dec ID 20190701624280
ST/CO Stamp 1-642-720-352 ST Tax \$275.00 CO Tax \$137.50
City Stamp 1-105-849-440 City Tax: \$2,887.50

WARRANTY DEED

AFTER RECORDING MAIL TO:

Steven R. Felten
134 N. LaSalle #1730
Chicago, IL 60604

MAIL REAL ESTATE TAX BILL TO:

Grace Kim
1451 N. Artesian, Unit 2
Chicago, IL 60622
Chicago Title

19 CNW 764119 ND
THE GRANTOR: Manpreet Kaur Nagra, a single woman, of 1451 N. Artesian, Unit 2, Chicago, IL 60622, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to Grace Kim, a single woman, of Chicago, Illinois, to have and to hold the following described real estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Commonly known as: 1451 N. Artesian, Unit 2, Chicago, IL 60622
PIN: 16-01-215-050-1002

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

SUBJECT TO: (a) General real estate taxes not due and payable at the time of closing; (b) Special Assessments confirmed after Contract date; (c) Building, building line and use or occupancy restrictions, conditions and covenants of record; (d) Zoning laws and Ordinances; (e) Easements for public utilities;

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LEGAL DESCRIPTION

Order No.: 19CNW764119NB

For APN/Parcel ID(s): 16-01-215-050-1002

PARCEL 1:

UNIT 2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 1451 N. ARTESIAN CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0518032169, AS AMENDED, IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. PS 2, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERE TO, IN COOK COUNTY, ILLINOIS.

Clerk of Cook County Clerk's Office