

# UNOFFICIAL COPY

Doc#: 1925946022 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 09/16/2019 08:43 AM Pg: 1 of 3

Dec ID 20190801668800  
ST/CO Stamp 0-613-479-008 ST Tax \$340.00 CO Tax \$170.00  
City Stamp 1-780-343-392 City Tax: \$3,570.00

**WARRANTY DEED  
INDIVIDUAL TO INDIVIDUAL**

**Mail Document to:**

**A. Musillami  
Attorney At Law  
220 N. Green Street  
Chicago, IL 60607**

**Mail Tax Bill to:**

**Cody E. Andrews & Arden L. Fanning  
925 N. Willard Ct., Unit 1W  
Chicago, IL 60642**

*PT 19-01189 10/2*

The above space for recorder's use only

THE GRANTOR(S), **EDDIE J. CHIN, divorced and not since remarried and EUNICE K. CHIN, AKA EUNICE K. CHUN, divorced and not since remarried**, and in consideration of the sum of Ten and no/100ths Dollars (\$10.00), and other good and valuable consideration, in hand paid, Convey(s) and Warrant(s) to **CODY E. ANDREWS and ARDEN L. FANNING**, of 1164 N. Milwaukee Avenue, Unit F, Chicago, IL 60642, as ~~joint tenants~~ <sup>\* married to each other</sup>, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*\* NOT as tenants in common, but as joint tenants, but rather as TENANTS BY THE ENTIRETY.*

SEE ATTACHED LEGAL DESCRIPTION

Address of Real Estate: 925 N. Willard Ct., Unit 1W, Chicago, IL 60642  
Pin No. 17-05-318-048-0000

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; and general real estate taxes not 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. TO HAVE AND TO HOLD said premises as joint tenants forever.

22 In Witness Whereof, the grantor, **EDDIE J. CHIN**, aforesaid has hereunto set his hand and seal this day of August, 2019.

*[Signature]*  
**EDDIE J. CHIN**

State of *California* )  
County of *San Diego* )

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that **EDDIE J. CHIN, divorced and not since remarried**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged 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 the right of homestead. Given under my hand and notarial seal this 22 day of August, 2019.

SUBSCRIBED AND SWORN TO BEFORE me this 22 day of August, 2019

*[Signature]*  
Notary Public



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In Witness Whereof, the grantor, **EUNICE K. CHIN, AKA EUNICE K. CHUN**, aforesaid has hereunto set her hand and seal this 19 day of August, 2019.

*Eunice Chin*

**EUNICE K. CHIN**

*Eunice Chun*

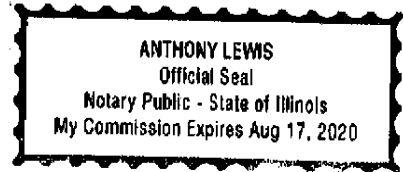
**EUNICE K. CHUN**

State of ILLINOIS )  
County of COOK )

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that **EUNICE K. CHIN, AKA EUNICE K. CHUN, divorced and not since remarried**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her 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 notarial seal this 19 day of August, 2019.

SUBSCRIBED AND SWORN TO BEFORE me this 19 day of August, 2019.

*Anthony Lewis*  
Notary Public



**LEGAL DESCRIPTION**

*please see attached.*

~~PART OF LOTS 11, 12 AND 13 TAKEN AS A SINGLE TRACT OF LAND BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT; THENCE SOUTH 89 DEGREES 37 MINUTES 01 SECONDS EAST, ALONG THE NORTH LINE OF SAID TRACT, A DISTANCE OF 47.18 FEET; THENCE SOUTH 14 DEGREES 34 MINUTES 21 SECONDS EAST, 8.57 FEET; THENCE SOUTH 75 DEGREES 25 MINUTES 39 SECONDS WEST, 2.41 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 12.05 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 47.00 FEET TO THE WEST LINE OF SAID TRACT, THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE WEST LINE OF SAID TRACT A DISTANCE OF 21.87 FEET TO THE PLACE OF BEGINNING, ALL IN J. DINET'S SUBDIVISION OF THE EAST 1/2 OF OUTLOT 24 IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.~~

~~PARCEL TWO: EASEMENT FOR INGRESS AND EGRESS AS SET FORTH IN DECLARATION FOR RIVER WEST COURTS 5 RECORDED JUNE 1, 1998 AS DOCUMENT NUMBER 98454379.~~

Address of Real Estate: 925 N. Willard Ct., Unit 1W, Chicago, IL 60642  
Pin No. 17-05-318-048-0000

This instrument was prepared by: Renee Norgle, Norgle and O'Leary, LLC, 120 S. State St., #200, Chicago, IL 60603

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## EXHIBIT 'A' / LEGAL DESCRIPTION

### PARCEL 1:

UNIT 1W OF THAT PART OF LOTS 11, 12 AND 13 TAKEN AS A SINGLE TRACT OF LAND BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT; THENCE SOUTH 89°-37'-01" SECOND EAST, ALONG THE NORTH LINE OF SAID TRACT, A DISTANCE OF 47.18 FEET; THENCE SOUTH 14°-34'-21" EAST, 8.57 FEET; THENCE SOUTH 75°-25'-39" WEST, 2.41 FEET; THENCE SOUTH 00°-00'-00" WEST, 12.65 FEET; THENCE NORTH 90°-00'-00" WEST 47.00 FEET TO THE WEST LINE OF SAID TRACT; THENCE NORTH 00°-00'-00" EAST ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 21.87 FEET TO THE PLACE OF BEGINNING, ALL IN J. DINET'S SUBDIVISION OF THE EAST HALF OF OUTLOT 24 IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST HALF OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

SUBJECT TO PERMANENT EASEMENT FOR INGRESS, EGRESS AND PARKING OVER THE PROPERTY LEGALLY DESCRIBED AS FOLLOWS:

THAT PART OF LOTS 11, 12 AND 13 TAKEN AS A SINGLE TRACT OF LAND WHICH LIES ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.70 FEET CHICAGO CITY DATUM AND WHICH LIES BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +21.70 FEET CHICAGO CITY DATUM AND IS BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT; THENCE SOUTH 00°-00'-00" WEST ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 11.65 FEET TO THE PLACE OF BEGINNING; THENCE SOUTH 90°-00'-00" EAST, 21.61 FEET; THENCE SOUTH 00°-00'-00" WEST, 6.78 FEET; THENCE NORTH 90°-00'-00" WEST, 1.76 FEET; THENCE SOUTH 00°-00'-00" WEST, 3.13 FEET; THENCE NORTH 90°-00'-00" WEST, 19.85 FEET TO THE WEST LINE OF SAID TRACT; THENCE NORTH 00°-00'-00" EAST ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 9.91 FEET TO THE PLACE OF BEGINNING ALL IN J. DINET'S SUBDIVISION OF THE EAST 1/2 OF OUTLOT 24 IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

EASEMENTS DESCRIBED IN THE RIVER WEST COURTS 5 DECLARATION OF PARTY WALL RIGHTS, COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS DATED THE 22ND DAY OF MAY 1998, AND RECORDED BY THE COOK COUNTY RECORDER OF DEEDS ON THE 6-1-98 AS DOCUMENT NO: 98454379

Parcel ID: 17-05-318-048-0000