

UNOFFICIAL COPY



1927417109

Doc# 1927417109 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/01/2019 01:39 PM PG: 1 OF 3

AP 1903819 10th J

SCRIVENER'S ERROR AFFIDAVIT

I, Joan M. Geoghegan whose address for the purpose of this Instrument is 222 N. LaSalle Street, Chicago, IL 60601, being duly sworn, deposes and says,

1. Affiant makes this Affidavit based upon a review of the file.
2. That on or about April 26, 2019 Near North Title Group assisted in a transaction wherein Jeffrey Stevens and Megan Stevens conveyed the property commonly known as 2340 W. Wolfram St. Chicago, IL by Deed dated April 11, 2019 to Juliana Klein a single woman and George Douglas Mitchell a single man as tenants by the entirety.
3. Said Deed was recorded on April 1, 2019 as Document 1912134047 with the Cook County Recorder of Deeds.
4. The above described Deed contains an unintentional scrivener's error in that it failed to state the correct title vesting for the buyers.
5. The correct title vesting that should be attached to the above described Deed is:

Juliana Klein and George Mitchell as joint tenants

S Y
P 3
S
M
SC Y
E
INT

UNOFFICIAL COPY

- 6. There are no circumstances or claim which should preclude the recording of this Affidavit.
- 7. Affiant makes this Affidavit to give Actual Notice to the Cook County Recorder of Deeds and Constructive Notice to the general public of said Deed.
- 8. Further Affiant sayeth not.

In witness thereof, this Affidavit is executed this September 25, 2019 by Joan M. Geoghegan, in my capacity as Escrow Officer for Near North National Title LLC

 Joan M. Geoghegan
 Near North Title Group

STATE OF ILLINOIS)
)
 COUNTY OF Cook)

The foregoing instrument was subscribed and sworn to before me on this 25th September, 2019

by Joan m Geoghegan

Kathleen S Salemi
 Notary Public, Cook County, Illinois



Drafted by/ Return to:
 Near North National Title LLC
 222 N. La Salle Street
 Chicago, IL 60601

UNOFFICIAL COPY

Legal Description - PIN 14-30-116-043-0000

PARCEL 1:

THAT PART OF LOTS 16 AND 17 IN BLOCK 9 IN "CLYBOURN AVENUE ADDITION TO LAKE VIEW AND CHICAGO" IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT 1012323, BOUNDED BY A LINE DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 18; THENCE N 89 DEGREES 54'25" E, ALONG THE NORTH LINE OF WEST WOLFRAM STREET, A DISTANCE OF 38.50 FEET TO THE POINT OF BEGINNING FOR THE PARCEL HEREIN DESCRIBED; THENCE N 00 DEGREES 00'00" E, 50.79 FEET; THENCE N 90 DEGREES 00'00" E, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 15.00 FEET; THENCE S 00 DEGREES 00'00" E, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 50.77 FEET TO A POINT IN THE SOUTH LINE OF SAID BLOCK 9, ALSO BEING THE NORTH LINE OF WOLFRAM STREET; THENCE S 89 DEGREES 54'25" W, ALONG SAID SOUTH LINE OF SAID BLOCK 9, 15.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR RIVER WALK TOWNHOMES PHASE II HOMEOWNERS' ASSOCIATION RECORDED AUGUST 21, 2002 AS DOCUMENT NUMBER 0020929677 AND BY DECLARATION OF EASEMENTS AND COVENANTS FOR THE RIVER WALK LOFTS CONDOMINIUM, THE RIVER WALK TOWNHOMES CONDOMINIUM AND THE TAMARACK AT RIVER WALK TOWNHOMES RECORDED MARCH 9, 2000 AS DOCUMENT 00170099.