

# UNOFFICIAL COPY

Doc#: 2011807062 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 04/27/2020 09:10 AM Pg: 1 of 6

Dec ID 20200301636706  
ST/CO Stamp 0-936-024-288 ST Tax \$332.00 CO Tax \$166.00  
City Stamp 0-025-041-120 City Tax: \$3,486.00

EDT 200217  
WARRANTY DEED  
ILLINOIS STATUTORY  
Individual

1/3

THE GRANTOR, KATHERINE CHENG, ~~and~~ KATHERINE M. CHUU, a married woman, married to MING MICHAEL CHENG, of 100 E. 14th St. #1508, of Chicago, County of COOK, State of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to CHELSEA ~~LANGSTON~~ LANGSTON, an unmarried woman, and CYNTHIA ~~LANGSTON~~ LANGSTON, a married woman, as JOINT TENANTS, of 11618 Glenview Dr., Orland Park, IL, of the County of COOK, all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO: General real estate taxes not yet due and payable at the time of Closing; 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.

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): 17-22-105-050-1088 and 17-22-105-050-1338.  
Address(es) of Real Estate: 100 E. 14th Street #1508 & GU-81, Chicago, IL 60605.

Dated this 24<sup>th</sup> day of March, 20 20.

  
KATHERINE CHENG, fna  
KATHERINE M. CHUU

  
MING MICHAEL CHENG  
(Hereby signing to release homestead rights)

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT KATHERINE CHENG, fna KATHERINE M. CHUU, a married woman, married to MING MICHAEL CHENG, and MING MICHAEL CHENG, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the instrument as 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 notarial seal, this 2<sup>n</sup> day of April, 2020.



*[Handwritten Signature]*

(Notary Public)

**Prepared by:**

Richard C. Spain, Esq.  
Spain, Spain & Varnet P.C.  
33 N. Dearborn Street, Suite 2220  
Chicago, IL 60602

**Mail To:**

~~Olivia Cheng, Esq.  
Cheng Law Offices  
828 W. 31st Street, Suite C4  
Chicago, IL 60608~~

*Chelsea Langston  
100 E 14th St #1508  
Chicago IL 60605*

**Name and Address of Taxpayer:**

CHELSEA MARIE LANGSTON and CYNTHIA M. LANGSTON

~~1012 E 14th St #1508  
Chicago IL 60605~~

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## EXHIBIT "A"

### Parcel 1:

Unit 1508 and GU-81 in the 1400 Museum Park Condominiums, as delineated on a survey of the following described property:

Lot 6 in Charles Sherman's Subdivision and Lots 1 through 7 in Charles Busby's Subdivision in Section 22, Township 22, Range 14, East of the Third Principal Meridian (also known as proposed Lot 1 in the 1400 Museum Park Resubdivision), together with:

(Air rights parcel) that part of Lot E in Houghton's Subdivision lying above a Horizontal Plane having an elevation of +73.70 feet above Chicago city Datum, in The Northwest Fractional Quarter of Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, according to the Plat thereof recorded April 1, 1904 in Book 88 of Plats, Page 1, as Document Number 3517678, in Cook County, Illinois:

### Exception Parcel "A"

That part of Lot 6 in Charles Sherman's Subdivision and Lots 1 through 7 in Charles Busby's Subdivision in Section 22, Township 39 North, Range 14, East of The Third Principal Meridian, lying above a horizontal plane having an elevation of 13.78 feet Chicago city Datum and lying below a Horizontal Plane having an elevation of 35.70 feet Chicago city datum and lying within its horizontal boundary projected vertically and described as follows:

Beginning at the Southwest corner of said Lot 7;

Thence North 89 degrees 57 minutes 29 seconds East along the South line of said Lot 7, 43.53 feet,

Thence North 23.69 feet;

Thence East 10.01 feet;

Thence North 11.97 feet;

Thence West 7.19 feet;

Thence North 19.60 feet;

Thence West 1.05 feet;

Thence North 6.54 feet;

Thence East 0.30 feet;

Thence North 29.59 feet;

Thence East 7.86 feet;

Thence North 0.35 feet;

Thence East 14.48 feet;

Thence North 8.87 feet;

Thence West 16.66 feet;

Thence North 20.55 feet;

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Thence West 1.41 feet;

Thence North 19.29 feet;

Thence East 9.52 feet;

Thence North 6.25 feet;

Thence East 7.69 feet;

Thence North 5.22 feet;

Thence West 2.47 feet;

Thence North 11.63 feet;

Thence West 18.43 feet;

Thence North to the North line of said Lot 6, 22.46 feet;

Thence South 89 degrees 57 minutes 29 seconds West 42.48 feet to the Northwest corner of said Lot 6;

Thence South 00 degrees 00 minutes 41 seconds West along the West line of said lots, 186.07 feet to the point of beginning,

Also

That portion lying above a horizontal plane having an elevation of 13.78 feet Chicago city datum and lying below an inclined plane projected vertically and described as follows:

The West line of said inclined plane beginning on the South line of said Lot 7 which bears North 89 degrees 57 minutes 29 seconds East, 43.53 feet East of the Southwest corner of said Lot 7;

Thence North 23.69 feet at the elevation of 35.70 feet Chicago City Datum; the East line of said inclined plane beginning on the South line of said Lot 7 which bears North 89 degrees 57 minutes 29 seconds East, 53.55 feet East of the Southwest corner of said Lot 7;

Thence North 23.69 feet at the elevation of 36.77 feet Chicago City Datum; also that portion lying above a horizontal plane having an elevation of 13.78 feet Chicago City datum and lying below an inclined plane projected vertically and described as follows:

The West line of said inclined plane beginning on the North line of Lot 6 in Charles Sherman's Subdivision which bears North 89 degrees 57 minutes 29 seconds East, 42.48 feet East of the Northwest corner of said Lot 6;

Thence South 22.46 feet at the elevation of 35.70 feet Chicago City Datum; the East line of said inclined plane beginning on the North line of Lot 6 which bears North 89 degrees 57 minutes 29 seconds East, 60.91 feet East of the Northwest corner of said Lot 6;

Thence South 22.46 feet at the elevation of 32.64 feet Chicago City Datum; also that portion lying above a horizontal plane having an elevation of 13.78 feet Chicago City Datum and lying below a horizontal plane having an elevation of 27.15 feet Chicago City Datum and lying within its horizontal boundary projected vertically and described as follows:

Commencing at the Southwest corner of said Lot 7;

Thence North 89 degrees 57 minutes 29 seconds East along the South line of Lot 7, 43.53 feet;

Thence North 23.69 feet;

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Thence East 10.02 feet;

Thence North 11.97 feet;

Thence West 7.19 feet,

Thence North 19.60 feet;

Thence West 1.05 feet;

Thence North 6.54;

Thence East 0.30 feet;

Thence North 29.59 feet;

Thence East 7.86 feet;

Thence North 0.35 feet;

Thence East 14.48 feet to the point of beginning;

Thence North 8.87 feet;

Thence 3.70 feet;

Thence South 8.87 feet;

Thence West 3.70 feet to the point of beginning, all in Cook County, Illinois. (Exception Parcel "A" also known as proposed Lot 2 in the 1400 Museum Park Subdivision.)

Exception Parcel "N=B"

That part of Lot 6 in Sherman's Subdivision and Lots 1 through 7 in Charles Busby's Subdivision in Section 22, Township 39 North, Range 14; East of the Third Principal Meridian, lying above a horizontal plane having an elevation of 13.94 feet Chicago City Datum and lying below a horizontal plane having an elevation of 27.45 feet Chicago City Datum and lying within its horizontal boundary projected vertically and described as follows:

Commencing at the Southeast corner of said Lot 7;

Thence North 00 degrees 00 minutes 58 seconds East along the East line of said lots, 52.81 feet to the point of beginning;

Thence West 24.92 feet;

Thence Northwesterly along a curve concave Easterly and having a radius of 21.73 feet, an arc length of 5.62 feet, a chord distance of 5.61 feet, and chord bearing North 07 degrees 24 minutes 38 seconds West to a point of tangency;

Thence North 48.18 feet;

Thence East to the East line of said Lots 25.66 feet;

Thence South 53.74 feet to the point of beginning, in Cook County, Illinois (exception Parcel "B" also known as proposed Lot 3 in the 1400 Museum Park Resubdivision):

Which survey is attached to the Declaration of Condominium recorded as Document 0812216018, together with an undivided percentage interest in the common Elements.

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**Parcel 2:**

The exclusive right to use Storage Space 8-88, a limited common element as delineated on the survey attached to the declaration aforesaid recorded as Document 0812216018.

PIN(S): 17-22-105-050-1088 and 17-22-105-050-1338

Property of Cook County Clerk's Office