

# UNOFFICIAL COPY

This document prepared by:  
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55 W. Monroe Street, Suite 1100  
Chicago, Illinois 60603

Doc#: 2024020022 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds

Date: 08/27/2020 09:15 AM Pg: 1 of 3

Dec ID 20200701620107

ST/CO Stamp 1-453-836-000 ST Tax \$575.00 CO Tax \$287.50

City Stamp 0-944-260-832 City Tax: \$6,037.50

After recording mail to:

JAKE RYAN KENNY  
410 BRIAR PLACE #3E  
CHICAGO, IL 60657

## WARRANTY DEED

**THE GRANTOR, TIMOTHY J. CLAYTOR**, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of *Ten and No/100* (\$10.00) *Dollars*, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to **GRANTEES, JENNIFER YONG and JAKE KENNY**, as joint tenants with the right of survivorship, of the City of Chicago, County of Cook, State of Illinois the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT "A"

Premises commonly known as and located at:

410 West Briar Place, No. 3E, Chicago, IL 60657 and

450 West Briar Place, Parking Space G-53, Chicago, IL 60657

Permanent Real Estate Index Number(s): 14-28-103-057-1015 and  
14-28-103-065-1194

This is not homestead property under the laws of the State of Illinois.

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 yet due and payable at the time of Closing.

[SIGNATURE AND NOTARY ON NEXT PAGE]

FIRST AMERICAN TITLE  
FILE # 3039474

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DATED this 8<sup>th</sup> day of July, 2020.

By: [Signature]  
TIMOTHY J. CLAYTOR

STATE OF ILLINOIS     )  
  ) ss:  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT TIMOTHY J. CLAYTOR, 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.

Given under my hand and notarial seal this 8<sup>th</sup> day of July, 2020.



[Signature]  
Notary Public

Mail all future tax bills to:

JAKE RYAN KENNY  
410 BRIAR WACE # 3E  
CHICAGO, IL. 60657

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## EXHIBIT A

### LEGAL DESCRIPTION

#### PARCEL 1:

UNIT NUMBER E-3 IN SHERIDAN BRIAR NORTH CONDOMINIUM AS DELINEATED ON SURVEY OF LOTS 11 AND 12 IN BLOCK 2 IN OWNER'S DIVISION OF BRAUCKMAN AND GERKE'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 AND THE NORTHEAST FRACTIONAL 1/4 OF SECTION 28 TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, (HEREINAFTER REFERRED TO AS PARCEL), WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY BANK OF RAVENSWOOD, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 22, 1976 KNOWN AS TRUST NUMBER 2250, RECORDED NUMBER 24019899, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPOSING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

UNIT G53 IN THE 450 BRIAR PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

THE EAST 8 FEET OF LOT 1 AND ALL OF LOTS 2, 3, AND 4 IN BLOCK 2 IN OWNER'S DIVISION OF BRAUCKMAN'S AND GEHRKE'S SUBDIVISION IN THE EAST 1/2 OF THE NORTHWEST 1/4 AND THE NORTHEAST FRACTIONAL QUARTER OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 8, 2005 AS DOCUMENT NUMBER 0518944061; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

410 West Briar Place, No. 3E, Chicago, IL 60657 and  
450 West Briar Place, Parking Space G-53, Chicago, IL 60657

PIN: 14-28-103-057-1015  
14-28-103-065-1194