

# UNOFFICIAL COPY



\*2107642023D\*

Doc# 2107642023 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/17/2021 11:05 AM PG: 1 OF 4

THIS DOCUMENT WAS PREPARED BY:

Forde & O'Meara LLP  
Lisa J. Saul, Esq.  
111 W. Washington, Suite 1100  
Chicago, Illinois 60602

Chicago Title

Property of Cook County Clerk's Office

## 2105CA541394 Y1 WARRANTY DEED

THIS INDENTURE is made as of this 10th day of February, 2021 by and between Paloma Toledo, a married woman\*\*, of the City of Chicago, State of Illinois ("Grantor"), and Richard Patterson and Alisa Patterson, as HUSBAND & WIFE of the City of Chicago, State of Illinois (collectively, the "Grantees"). 10 JOINT TENANTS w/ RIGHT OF SURVIVORSHIP

WITNESSETH, that Grantor, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, to it in hand paid by Grantees, the receipt of which is hereby acknowledged, does by these presents CONVEYS AND WARRANTS unto Grantees, all interest in the following described real estate situated in the County of Cook, in the State of Illinois to wit:

See **Exhibit A** attached hereto

SUBJECT TO: General real estate taxes not yet due and payable at the time of closing; covenants, conditions and restrictions of record; building lines and easements, if any; and public and utility easements.

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

\*\*\*This is not homestead property with respect to the Grantor Spouse\*\*\*

Permanent Real Estate Tax Number: 17-10-105-014-1097  
Address of Real Estate: 100 East Huron Street, Unit 2504, Chicago, IL 60611

SIGNATURE PAGE FOLLOWS

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P  
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ANT JP

### REAL ESTATE TRANSFER TAX 09-Feb-2021



COUNTY: 452.50  
ILLINOIS: 905.00  
TOTAL: 1,357.50

17-10-105-014-1097 | 20210201634499 | 0-089-445-392

### REAL ESTATE TRANSFER TAX 09-Feb-2021



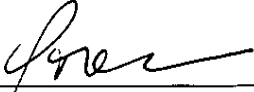
CHICAGO: 6,787.50  
CTA: 2,715.00  
TOTAL: 9,502.50 \*

17-10-105-014-1097 | 20210201634499 | 0-391-762-960

\* Total does not include any applicable penalty or interest due.

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IN WITNESS WHEREOF, Grantors aforesaid have signed and sealed this Deed this 2nd day of February, 2021.

  
\_\_\_\_\_  
Paloma Toledo

Property of COOK COUNTY

RECORDER OF DEEDS  
COOK COUNTY

RECORDER OF DEEDS  
COOK COUNTY

RECORDER OF DEEDS  
COOK COUNTY

Clerk's Office

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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 Paloma Toledo, 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 signed, sealed and delivered this said instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

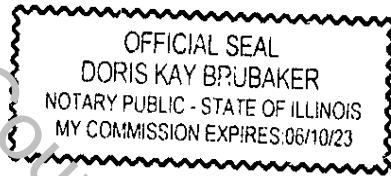
GIVEN under my hand and official seal, this 2nd day of February, 2021.

Doris Kay Brubaker  
Notary Public

Commission expires:

**Send Subsequent Tax Bills To:**

RICHARD & ALISA PATTERSON  
124 RIVERSIDE DR.  
DEERFIELD, IL 60015



**After Recording Return To:**

RICHARD & ALISA PATTERSON  
124 RIVERSIDE DR.  
DEERFIELD, IL 60015

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## LEGAL DESCRIPTION

Order No.: 21GSC254139LP

For APN/Parcel ID(s): 17-10-105-014-1097

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PARCEL 1:

UNIT 2504 THE 100 EAST HURON STREET CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 2 IN CHICAGO PLACE, BEING A RESUBDIVISION OF THE LAND, PROPERTY AND SPACE WITHIN BLOCK 46 (EXCEPT THE EAST 75.00 FEET THEREOF) IN KINZIE'S ADDITION TO CHICAGO IN THE NORTH HALF OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 7, 1990 AS DOCUMENT 90435974,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 90620268, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT APPURTENANT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, STRUCTURAL SUPPORT, USE OF FACILITIES, APARTMENT EASEMENT FACILITIES, SIGN AND CANOPY, COMMON WALLS, CEILINGS AND FLOORS, UTILITIES, DELIVERIES, RECEIVING ROOM AND TRASH COMPACTION ROOM, TRUCK RAMP, MECHANICAL ROOMS, ACCESS TO BUILDING ENTRANCES, EMERGENCY STAIRWAY, ENCROACHMENTS, EMERGENCY GENERATOR, GIRDERS SUPPORTING APARTMENT TOWER, RETAIL BUILDING ROOF ACCESS, PARKING SHUTTLE AND APARTMENT OWNED FACILITIES AS DESCRIBED IN THE EASEMENT AND OPERATING AGREEMENT RECORDED OCTOBER 5, 1990 AS DOCUMENT 90487310 OVER AND ACROSS THE FOLLOWING DESCRIBED LAND:

A) RETAIL PARCEL LEGAL DESCRIPTION: THE LAND, PROPERTY AND SPACE, LYING WITHIN THE BOUNDARIES, PROJECTED VERTICALLY, OF THE FOLLOWING DESCRIBED TRACT:

LOTS 1, 3 AND 4 IN CHICAGO PLACE A RESUBDIVISION OF THE LAND, PROPERTY AND SPACE WITHIN BLOCK 46 (EXCEPT THE EAST 75.00 FEET THEREOF) IN KINZIE'S ADDITION TO CHICAGO IN THE NORTH HALF OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 7, 1990 AS DOCUMENT 90435974.