

# UNOFFICIAL COPY

## WARRANTY DEED

(Individual to Individual)

Doc#: 2110439175 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/14/2021 09:50 AM Pg: 1 of 3

### AFTER RECORDING, RETURN TO:

Jacqueline Hollis  
1629 S Prairie Ave #1604  
Chicago IL 60616

Dec ID 20210301681400  
ST/CO Stamp 0-540-189-200 ST Tax \$485.00 CO Tax \$242.50  
City Stamp 1-175-374-352 City Tax: \$5,092.50

### MAIL TAX BILL TO:

Jacqueline Hollis 5671 School Dr  
1629 S. Prairie Avenue, Unit 1604  
Chicago, IL 60616 Country Club Hills, IL  
60475

THE GRANTOR, **Sharilynn R. DeBoer**, an unmarried woman, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) in hand paid and other good and valuable consideration, CONVEYS and WARRANTS to:

**Jacqueline Hollis**, UNMARRIED WOMAN

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

### (SEE ATTACHED LEGAL DESCRIPTION)

Permanent Index Number: **17-22-304-092-1103 (Unit 1604) and 17-22-304-092-1438 (GU-164)**

Property Address: **1629 S. Prairie Avenue, Unit 1604, Chicago, IL 60616**

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

Subject to general real estate taxes for 2020 <sup>2d Inst</sup> and subsequent years and all easements, covenants, conditions and restrictions of record.

Dated this 31st day of March, 2021.

Sharilynn R. DeBoer

**Sharilynn R. DeBoer**



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## LEGAL DESCRIPTION

**Parcel 1: Unit 1604 and GU-164 in the Museum Park Condominiums, as delineated on a survey of the following described property:**

That part of the Southwest fractional quarter of Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, described as follows: Commencing at the intersection of the North line of the 66 foot wide East 18th Street with the East line of the 66 foot wide South Prairie Avenue; thence North 00 degrees, 05 minutes, 55 seconds West along the East line of South Prairie Avenue aforesaid, 404.92 feet to the point of beginning; thence North 00 degrees, 05 minutes, 55 seconds West along the East line of South Prairie Avenue aforesaid, 219.04 feet to the Northwest corner of Lot 1 in E.L. Sherman's Subdivision of Lots 4, 5 and 6 in Block 1 of Clarke's Addition and Lot 1 in Block 1 and the West 1/2 of Block 2 of subdivision of 49 1/2 acres South of and adjoining the North 20.90 acres of the Southwest fractional quarter of said Section 22; thence North 89 degrees, 56 minutes, 28 seconds East along the North line of Lot 1 in E.L. Sherman's Subdivision aforesaid, 119.65 feet to a point on the West right of way of the Illinois Central Railroad Company as fixed by Agreement recorded October 20, 1941 as Document No. 12778000 and by a Counterpart Agreement recorded December 6, 1941 as Document No. 12806262; thence South 16 degrees, 48 minutes, 27 seconds East along said West right of way line fixed by Agreement, 57.74 feet to a point on the West right of way line of the Illinois Central Railroad; thence South 27 degrees, 20 minutes, 27 seconds East along the last mentioned West right of way line of the Illinois Central Railroad, 175.70 feet; thence North 90 degrees, 00 minutes, 00 seconds West 90.34 feet; thence South 00 degrees, 02 minutes, 31 seconds East, 7.82 feet; thence North 90 degrees, 00 minutes, 00 seconds West 126.33 feet to the point of beginning, in Cook County, Illinois; and

The property and space of the Illinois Central Railroad Company lying above a horizontal plane having an elevation of 65.00 feet above Chicago City Datum and lying within the boundaries, projected vertically, of that part of said land property and space, described as follows: That part of Lots 7 and 12 in Assessor's division of Lots 1, 2 and 3 in Block 1 of Clarke's Addition to Chicago in the Southwest fractional quarter of fractional Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, bounded and described as follows: Beginning at the Southwest corner of said Lot 12 and running thence North 00 degrees, 02 minutes, 49 seconds West along the West line of said Lots 12 and 7, a distance of 84.19 feet to the Northwest corner of said Lot 7; thence North 89 degrees, 57 minutes, 41 seconds East along the North line of said Lot 7, a distance of 58.26 feet; thence South 27 degrees, 02 minutes, 14 seconds East along a straight line, a distance of 94.49 feet to an intersection with the South line of said Lot 12, at a point 101.28 feet East of the Southwest corner thereof; and thence South 89 degrees, 57 minutes, 41 seconds West along said South line of Lot 12, a distance of 101.28 feet to the point of beginning, in Cook County, Illinois, which survey is attached to the Declaration of Condominium pursuant to the Condominium Property Act for 1600 Museum Park Condominiums, made by 1600 Museum Park, L.L.C. an Illinois Limited Liability Company, and recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 0835010078, as amended from time to time, together with its undivided percentage interest in the common elements thereof, in Cook County, Illinois.

**Parcel 2: The exclusive right to the use of Storage Space S-103, a limited common element, as delineated on the survey attached to the Declaration of Condominium aforesaid, recorded as Document No. 0835010078.**

Permanent Index Number: 17-22-304-092-1103 (Unit 1604) and 17-22-304-092-1438 (GU-164)

Property Address: 1629 S. Prairie Avenue, Unit 1604, Chicago, IL 60616