

UNOFFICIAL COPY

2265T233081NB 1/2
WARRANTY DEED

Doc#: 2203807203 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/07/2022 11:16 AM Pg: 1 of 3

UPON RECORDING MAIL TO:

The Real Property Law Group, PC
4653 N. Milwaukee Avenue
Chicago, IL 60630

Dec ID 20220101610645
ST/CO Stamp 0-173-973-904 ST Tax \$367.00 CO Tax \$183.50
City Stamp 1-918-804-368 City Tax: \$3,853.50

SEND SUBSEQUENT TAX BILLS TO:

Zachary M Sanderson
Noel Henry
5101 N. Clark St., Unit 2
Chicago, IL 60640

Above Space for Recorder's Use Only

Grantors, **Quinn Owen Leong and Jennifer Georgevich, husband and wife of Oakland, California** for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, in hand paid, CONVEY and WARRANT to

Zachary M. Sanderson and Noel Henry of 4603 N. Kimball Ave., Unit 3S, Chicago, IL, as

___ tenants in common joint tenants ___ tenants by the entirety

the following described real estate, situated in the County of Cook, State of Illinois to wit:

SEE ATTACHED "EXHIBIT A" – LEGAL DESCRIPTION

together with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining.

Permanent Real Estate Index Number: **14-08-304-058-1002**

Address of Real Estate: **5101 N. Clark St., Unit 2, Chicago, IL 60640**

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 due and payable at the time of Closing.

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Dated: 23 of January, 2022.

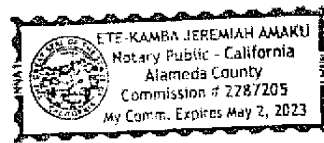
[Signature]
Quinn Owen Leong

[Signature]
Jennifer Georgevich

State of California, County of Alameda ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Quinn Owen Leong and Jennifer Georgevich**, personally known to me to be the persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they each signed, sealed, and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 23 day of January, 2022.

[Signature]
NOTARY PUBLIC



Property of Cook County Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

UNIT 5101-2 IN THE 5101 CLARK CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 1 IN THE RESUBDIVISION OF LOTS 1 AND 2 OF THE RESUBDIVISION OF LOTS 12 TO 18 INCLUSIVE IN THE SUBDIVISION OF BLOCK 6 IN CHYTRAU'S ADDITION TO ARGYLE AND OF LOT 44 IN BROWN'S SECOND ADDITION TO ARGYLE IN THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED MAY 13, 2005 AS DOCUMENT 0513339013, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS TO AND FROM LOT 1 AND ALSO TO INSTALL AND MAINTAIN DOOR, PORCHES AND STAIRS ATTACHED TO THE NORTH SIDE OF LOT 1 AS STATED IN THE GRANT OF EASEMENT DATED MAY 2, 2005 AND RECORDED MAY 4, 2005 AS DOCUMENT 0512435365 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THAT PART OF THE SOUTHERLY 53.38 FEET, AS MEASURED ON THE EASTERLY AND WESTERLY LINES OF LOT 2, TAKEN AS A TRACT, IN THE RESUBDIVISION OF LOTS 1 AND 2 OF THE SUBDIVISION OF LOTS 12 TO 18, INCLUSIVE, IN THE SUBDIVISION OF BLOCK 6 IN CHYTRAUS ADDITION TO ARGYLE AND OF LOT 44 IN BROWN'S SECOND ADDITION TO ARGYLE IN THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 2; THENCE SOUTH 89 DEGREES 56 MINUTES 18 SECONDS WEST 84.31 FEET; THENCE NORTH 00 DEGREES 03 MINUTES 45 SECONDS WEST 3.00 FEET; THENCE NORTH 89 DEGREES 56 MINUTES 18 SECONDS EAST 84.11 FEET TO THE EAST LINE OF SAID LOT 2; THENCE SOUTH 03 DEGREES 53 MINUTES 52 SECONDS EAST 3.01 FEET TO THE POINT OF BEGINNING.

PERMANENT REAL ESTATE INDEX NUMBER: 14-08-304-058-1002

ADDRESS OF REAL ESTATE: 5101 N. Clark St., Unit 2, Chicago, IL 60640