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WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2210204186 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/12/2022 09:39 AM Pg: 1 of 5

Dec ID 20220301669779
ST/CO Stamp 1-534-219-152 ST Tax \$750.00 CO Tax \$375.00
City Stamp 0-701-944-720 City Tax: \$7,875.00

Chicago Title

(The Above Space for Recorder's Use Only)

NGSC 4/15/2022
THE GRANTORS, Simon Brown, as to Unit P7-43 and Simon Brown and Ann Brown, husband and wife as tenants by the entirety, as to Unit 4303, of 60 E. Monroe St., Unit 4303, Chicago, IL 60603 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Mohan Govind and Lavanya Srinivasan, husband and wife, of 1699 St. Andrew Dr., Vernon Hills, IL 60061, ~~as tenants by the entirety~~, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 17-15-101-026-1381 and 17-15-101-026-1658

Property Address: 60 E. Monroe St., Unit 4303 and P7-43, Chicago, IL 60603

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption 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 due and payable at the time of Closing.

Dated this 1st day of April, 2022.

Simon Brown
Simon Brown

Ann Brown
Ann Brown

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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, CERTIFY THAT Simon Brown and Ann Brown 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 15th day of April, 2022.



Lela M. Radenkovich
Notary Public

THIS INSTRUMENT PREPARED BY
Renée Norgle
Norgle & O'Leary Law LLC
120 S. State Street, Suite 200
Chicago, IL 60603

MAIL TO:

Lisa J. Saul, Esq.
191 N Wacker Dr, Suite 3100
Chicago, Illinois 60606

SEND SUBSEQUENT TAX BILLS TO:

Mohan Govind
60 E. Monroe St.
Unit 4303
Chicago, IL 60603

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EXHIBIT A LEGAL DESCRIPTION

PARCEL 1:

UNIT 4303 AND PARKING SPACE P7-43, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-507-03, A LIMITED COMMON ELEMENT, IN THE LEGACY AT MILLENNIUM PARK CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF PART OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE:

LOTS 6 AND 7 IN BLOCK 1 IN FRACTIONAL SECTION 15, TOWNSHIP 39 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 OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE LEGACY AT MILLENNIUM PARK CONDOMINIUM DATED SEPTEMBER 22, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818079, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE EASEMENT AGREEMENT DATED SEPTEMBER 9, 2005 BY AND BETWEEN THE ART INSTITUTE OF CHICAGO, AN ILLINOIS NOT-FOR-PROFIT CORPORATION AND MONROE/WABASH DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY RECORDED SEPTEMBER 9, 2005 AS DOCUMENT NUMBER 0525232121 FOR INGRESS AND EGRESS THROUGH THE LOBBY AREA AS DESCRIBED THEREIN AND PURSUANT TO THE TERMS CONTAINED THEREIN.

PARCEL 3:

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE RECIPROCAL EASEMENT AND OPERATING AGREEMENT DATED SEPTEMBER 25, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818077 BY AND BETWEEN MONROE/WABASH DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND MONROE/WABASH SAIC, LLC, A DELAWARE LIMITED LIABILITY COMPANY (ITS SUCCESSORS, GRANTEEES AND ASSIGNS) FOR SUPPORT, COMMON WALLS, CEILINGS AND FLOORS, EQUIPMENT AND UTILITIES, INGRESS AND EGRESS, MAINTENANCE AND ENCROACHMENTS, OVER THE LAND DESCRIBED THEREIN.

Permanent Index Number(s): 17-15-101-026-1381 and 17-15-101-026-1658

Property Address: 60 E. Monroe St., Unit 4303 and P7-43, Chicago, IL 60603



CHICAGO: 5,625.00
CTA: 2,250.00
TOTAL: 7,875.00

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17-15-101-026-1658 | 20220301669779 | 0-701-944-720

Total does not include any applicable penalty or interest due.

Property of Cook County Clerk's Office



COUNTY: 375.00
ILLINOIS: 750.00
TOTAL: 1,125.00

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17-15-101-026-1658

| 20220301669779 | 1-534-219-152

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