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PT 22-85249
Jof2

Doc#: 2220218210 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/21/2022 11:28 AM Pg: 1 of 3

**SPECIAL
WARRANTY DEED**

ILLINOIS

STATUTORY

Dec ID 20220601656961
ST/CO Stamp 1-716-054-096 ST Tax \$214.00 CO Tax \$107.00
City Stamp 0-201-680-976 City Tax: \$2,247.00

THE GRANTOR, **Congregation of Holy Cross, United States Province, Inc.**, an Indiana nonprofit corporation, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANT to **Yan Xu and Christopher A. Towne**, a married couple, all interest in the following described Real Estate situated in the County of COOK, in the State of Illinois, to wit:

as joint tenants

LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

PERMANENT INDEX NUMBER(S): 17-10-400-048-1512
ADDRESS OF REAL ESTATE: 400 East Randolph Street, Unit 2416, Chicago, IL 60601

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, providing 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.

This property is not homestead.

Dated as of this 16 of June, 2022

[SIGNATURE PAGE FOLLOWS]

PROPER TITLE, LLC

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EXHIBIT A

Unit Number "2416" as delineated on survey of certain Lots in the Plat of Lake Front Plaza, a Subdivision of parcel of Land lying in accretions to Fractional Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, according to the Plat thereof recorded April 30, 1962 as document number 18461961, conveyed by deed from Illinois Central Railroad Company to American National Bank and Trust Company of Chicago as Trustee under trust number 17460 recorded May 7, 1962 as document number 18467558; and also supplemental deed thereto recorded December 23, 1964 as document number 19341545. Which Survey is attached as Exhibit "A" to Declaration of 400 East Randolph Street Condominium, made by American National Bank and Trust Company of Chicago as Trustee under Trust Agreement dated April 9, 1962 and known as trust number 17460 recorded in the Office of the Recorder of Cook County, Illinois as document number 22453315, together with an undivided percentage interest in the property described in said Declaration of Condominium aforesaid (excepting the units as defined and set forth in the Declaration of Condominium and Survey), in Cook County, Illinois.

Property of Cook County Clerk's Office