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Doc#: 2317433042 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/23/2023 09:38 AM Pg: 1 of 4

Dec ID 20230601652541
ST/CO Stamp 0-537-343-696 ST Tax \$485.00 CO Tax \$242.50
City Stamp 1-074-214-608 City Tax: \$5,092.50

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS, Richard Hahn and Cheryl Hahn, a married couple, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, CONVEY and WARRANT to GRANTEE Kailey Shepston, an unmarried person,

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

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

**Property Index Number: 17-09-227-033-1114
17-09-227-033-1179**


Property Address: 635 N. Dearborn St. Unit 2604 Chicago, IL 60654


SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

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

Dated this 9 day of JUNE, 2023.

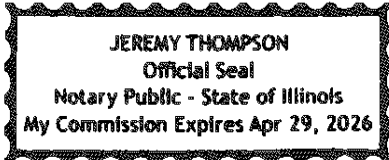

Richard Hahn


Cheryl Hahn

STATE OF Illinois)
) SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Richard Hahn and Cheryl Hahn, 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 this instrument as a 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 9th day of June, 2023.




Notary Public

MAIL RECORDED DEED TO:

Kailey Shepston
635 N Dearborn St.
Unit 2604
Chicago, IL 60654

SEND SUBSEQUENT TAX BILLS TO:

Kailey Shepston
635 N. Dearborn St.
Unit 2604
Chicago, IL 60654

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ATTORNEYS' TITLE GUARANTY FUND, INC.

LEGAL DESCRIPTION

Permanent Index Number:

Property ID: 17-09-227-033-1114, 17-09-227-033-1179

Property Address:

635 North DEARBORN Street, Unit 2604, Chicago, IL 60654

Legal Description:

UNIT 2604 AND PARKING UNIT P-56 IN THE CARAVEL CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE THE WEST 1/2 OF LOT 5 AND ALL OF LOT 6 IN BLOCK 24 IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AND LOTS 3,4,5,6 AND 7 IN COUNTY CLERKS DIVISION OF LOTS 7,8 AND THE SOUTH 29 FEET OF LOTS 9 AND 10 IN BLOCK 24 IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, EXCEPT THAT PART DESCRIBED AS FOLLOWS: THE WEST HALF OF LOT FIVE AND ALL OF LOT SIX IN BLOCK TWENTY-FOUR IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION NINE, TOWNSHIP THIRTY-NINE NORTH, RANGE FOURTEEN, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AND LOTS THREE, FOUR, FIVE, SIX AND SEVEN IN COUNTY CLERK'S DIVISION OF ORIGINAL LOTS SEVEN, EIGHT AND THE SOUTH 29.00 FT OF LOTS NINE AND TEN IN BLOCK TWENTY-FOUR IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION NINE, TOWNSHIP THIRTY-NINE NORTH RANGE FOURTEEN EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED APRIL 22, 1880 AS DOCUMENT NO. 267886, BOUNDED AND DESCRIBED AS FOLLOWS; COMMENCING AT THE SOUTHEAST CORNER OF THE WEST HALF OF LOT FIVE IN SAID BLOCK TWENTY-FOUR; THENCE SOUTH 89 DEGREES 29 MINUTES 45 SECONDS WEST, BEING AN ASSUMED BEARING ON THE SOUTH LINE OF LOTS FIVE AND SIX IN BLOCK TWENTY-FOUR IN SAID WOLCOTT'S ADDITION TO CHICAGO AND SOUTH LINE OF LOT SEVEN IN SAID COUNTY CLERK'S DIVISION ALL INCLUSIVE, A DISTANCE OF 19.09 FT., TO THE POINT OF BEGINNING, THENCE CONTINUING SOUTH 89 DEGREES 29 MINUTES 45 SECONDS WEST ON SAID SOUTH LINE, 120.76 FT., TO THE SOUTHWEST CORNER OF SAID LOT SEVEN; THENCE NORTH 00 DEGREES 25 MINUTES 45 SECONDS WEST ON THE WEST LINE OF SAID LOTS THREE THROUGH SEVEN ALL INCLUSIVE, A DISTANCE OF 37.34 FT; THENCE NORTH 89 DEGREES 29 MINUTES 45 SECONDS EAST, 3.35 FT.; THENCE NORTH 00 DEGREES 30 MINUTES 15 SECONDS WEST, 1.05 FT.; THENCE NORTH 89 DEGREES 29 MINUTES 45 SECONDS EAST, 91.66 FT.; THENCE NORTH 00 DEGREES 30 MINUTES 15 SECONDS WEST, 2.13 FT.; THENCE NORTH 89 DEGREES 29 MINUTES 45 SECONDS EAST, 8.43 FT.; THENCE NORTH 00 DEGREES 30 MINUTES 15 SECONDS WEST, 12.23 FT.; THENCE SOUTH 89 DEGREES 29 MINUTES 45 SECONDS WEST, 2.79 FT.; THENCE NORTH 00 DEGREES 30 MINUTES 15 SECONDS WEST, 10.61 FT.; THENCE NORTH 45 DEGREES 30 MINUTES 15 SECONDS WEST, 6.81 FT.; THENCE NORTH 00 DEGREES 30 MINUTES 15 SECONDS WEST, 14.97 FT.; THENCE NORTH 89 DEGREES 29 MINUTES 45 SECONDS EAST, 18.07 FT.; THENCE SOUTH 00 DEGREES 30 MINUTES 15 SECONDS EAST, 5.32 FT.; THENCE NORTH 89 DEGREES 29 MINUTES 45 SECONDS EAST, 3.34 FT.; THENCE SOUTH 00 DEGREES 30 MINUTES 15 SECONDS EAST 19.74 FT.; THENCE NORTH 89 DEGREES 29 MINUTES 45 SECONDS EAST, 4.0 FT.; THENCE SOUTH 00 DEGREES 30 MINUTES 15 SECONDS EAST, 30.71.; THENCE SOUTH 89 DEGREES 29 MINUTES 45 SECONDS WEST, 4.17 FT.; THENCE SOUTH 00 DEGREES 30 MINUTES 15 SECONDS EAST, 6.94 FT.; THENCE SOUTH 89 DEGREES 29 MINUTES 45 SECONDS WEST, 3.0 FT.; THENCE SOUTH 00 DEGREES 30 MINUTES 15 SECONDS EAST, 8.62 FT.; THENCE NORTH 89 DEGREES 29 MINUTES 45 SECONDS EAST, 7.14 FT.; THENCE SOUTH 00 DEGREES 30 MINUTES 15 SECONDS EAST, 3.17 FT.; THENCE SOUTH 89 DEGREES 29 MINUTES 45 SECONDS WEST, 1.0 FT.; THENCE SOUTH 00 DEGREES 30 MINUTES 15 SECONDS EAST, 8.65 FT., TO THE POINT OF BEGINNING; ALL OF ABOVE DESCRIBED PARCEL LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.50 CHICAGO CITY DATUM AND LYING BELOW A HORIZONTAL PLACE OF +31.58 CHICAGO CITY DATUM IN THE WEST 44.0 FT., OF ABOVE DESCRIBED METES AND BOUND PARCEL, AND LYING BELOW A SLOPING HORIZONTAL PLANE WHICH BEGINS AT A LINE 44.0 FT., EAST OF AND PARALLEL WITH SAID WEST LINE OF LOTS THREE THROUGH SEVEN INCLUSIVE AT AN ELEVATION OF +31.58 CHICAGO CITY DATUM TO A LINE 95.0 FT., EAST OF AND PARALLEL WITH SAID WEST LINE OF LOTS THREE THROUGH SEVEN INCLUSIVE AT AN ELEVATION OF +27.42 CHICAGO CITY DATUM AND LYING BELOW A HORIZONTAL PLANE OF +27.42 CHICAGO CITY DATUM IN THE SOUTH 38.0 FT., OF ABOVE DESCRIBED METES AND BOUND PARCEL LYING EAST OF SAID LINE 95.0 FT., EAST OF AND PARALLEL LINE, AND LYING BELOW A SLOPING HORIZONTAL PLANE WHICH BEGINS AT A LINE 38.0 FT., NORTH OF AND PARALLEL WITH THE SOUTH

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LINE OF ABOVE DESCRIBED METES AND BOUND PARCEL AT AN ELEVATION OF +21.42 CHICAGO CITY DATUM TO A LINE 60.50 FT., NORTH OF AND PARALLEL WITH THE SOUTH LINE OF ABOVE DESCRIBED METES AND BOUND PARCEL AT AN ELEVATION OF +24.72 CHICAGO CITY DATUM AND LYING BELOW A HORIZONTAL PLANE OF +24.72 CHICAGO CITY DATUM IN THAT PART OF ABOVE DESCRIBED METES AND BOUND PARCEL LYING NORTH OF A LINE 60.50 FT., NORTH OF AND PARALLEL WITH THE SOUTH LINE OF LOTS FIVE AND SIX IN BLOCK TWENTY-FOUR IN SAID WOLCOTT'S ADDITION TO CHICAGO ALL IN COOK COUNTY ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 26 2003 AS DOCUMENT NUMBER 0030275986, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR SUPPORT WALLS, COMMON WALLS, CEILINGS, FLOORS, EQUIPMENT, UTILITIES FOR THE BENEFIT OF PARCEL 1 AS CREATED AND MORE FULLY DESCRIBED BY THE DECLARATION OF EASEMENTS, RESERVATION, COVENANTS AND RESTRICTIONS DATED FEBRUARY 20, 2003 AS DOCUMENT NUMBER 0030275985.

Property of Cook County Clerk's Office