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THE GRANTOR Penelope S. Beaumont, divorced and not since remarried, 2520 N. Sheffield,

94359713

of the City of Chicago County of Cook State of Illinois for and in consideration of Ten and 00/100 (\$10.00)

DEPT-01 RECORDING #23.50  
T40000 TRAN 7306 04/21/94 14:35:00  
\$5930 + \* - 74 - 359713  
COOK COUNTY RECORDER

\_\_\_\_\_ DOLLARS, in hand paid, CONVEY and WARRANT to Todd S. Lippman a bachelor, 1872 N. Clybourn, Chicago, IL 60614

(The Above Space For Recorder's Use Only)

(NAME AND ADDRESS OF GRANTEE)

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

Legal description attached hereto and made a part hereof as Exhibit "A."

Subject only to the following, if any:

- (a) public utility easements which do not underlie the Building or adversely affect the marketability, value or existing use of the Property;
- (b) easements established by the Declaration of Condominium and all amendments, if any, thereto;
- (c) covenants and restrictions of record which do not adversely affect the marketability, value or existing use of the Property or the Building;
- (d) terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments, if any, thereto;
- (e) general real estate taxes not due and payable at the time of closing;
- (f) installments of regular assessments established pursuant to the Declaration of Condominium not due and payable at the time of closing.

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

Permanent Real Estate Index Number(s): 14-29-418-029-1018

Address(es) of Real Estate: 2520 N. Sheffield, Units R and P-R, Chicago, IL 60614

DATED this 18th day of April 1994

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)  
Penelope S. Beaumont (SEAL) (SEAL)  
94359713 (SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Penelope S. Beaumont, divorced and not since remarried, is

OFFICIAL Notary Public seal for Daniel M. Loewenstain, Notary Public, State of Illinois, My Commission Expires 11/17/95. I personally know to me to be the same person whose name is subscribed in the foregoing instrument, appeared before me this day in person, and acknowledged to me that she signed, sealed and delivered the said instrument as her 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 official seal, this 18th day of April 1994

Commission expires 11/17 1995 [Signature] NOTARY PUBLIC

This instrument was prepared by Daniel M. Loewenstain, 180 N. LaSalle, #2401, Chicago, IL 60601

AFFIX "RIDERS" OR REVENUE STAMPS HERE

94-94-0308

2352

MAIL TO: Mark S. Litner, Much, Shellist, Freed, Denenberg & Amendt (Name), 200 N. LaSalle, Suite 2100 (Address), Chicago, Illinois 60601 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO: Todd S. Lippman (Name), 2520 N. Sheffield, Unit R (Address), Chicago, Illinois 60614 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

UNOFFICIAL COPY


2.10.2014

Property of Cook County Clerk's Office

94889713

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 REAL ESTATE  
 REVENUE  
 STAMP  
 PAID  
 01/21/14  
 Cook County  
 REAL ESTATE TRANSACTION TAX

**135.50**



2,032.50  
 H.B.  
 REAL ESTATE TRANSACTION TAX  
 01/21/14

# UNOFFICIAL COPY

9 4 3 5 9 7 1 3

## EXHIBIT A

### Legal Description

2520 N. Sheffield, Unit R and P-R  
Chicago, Illinois 60614

#### LEGAL DESCRIPTION:

##### PARCEL 1:

UNIT R IN THE SHEFFIELD-LILL CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1, 2, 3 AND 4 IN JOHN HAAKE'S SUBDIVISION OF LOTS 8, 9 AND 10 IN BLOCK 17 OF THE CANAL TRUSTEES' SUBDIVISION OF THE EAST HALF OF SECTION 29, 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 MADE BY MIDTOWN BANK AND TRUST COMPANY OF CHICAGO AS TRUSTEE UNDER A TRUST AGREEMENT DATED DECEMBER 11, 1985, AND KNOWN AS TRUST NUMBER 1348, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 87133630.

##### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P-R, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 87-133630.

94359743

County of Cook  
County Clerk's Office