1999-03-24 Cook County Recorder

10:55:00 25.50

WARRANTY DEED



The Grantor, ABBAS VAHDANI, divorced and not since remarried, whose address is 505 N. Lake Shore Drive, Chicago, Illinois, for and in consideration of Ten and No/100 (\$10.00) Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, conveys and warrants to MELODIE MAYBERRY-STEWART.

("Grantee"), whose address is 155 N. Harbor Drive, Unit #5207 Chicago, Illinois, 60601, the premises more particularly described on Exhibit "A" attached hereto (the "Property"), subject to covenants conditions and restrictions of record and general real estate taxes for the years 1998, 1999, and subsequent years, hereby releasing and waiving all rights by virtue of the Homestead Exemption Laws of the State of Illinois.

IN WITNESS WHEREOI. Grantor has signed and sealed these presents this 1999.

City of Chicago Dept. of Revenue Real Estate
Transfer Stamp
\$1,342.50

)

03/22/1999 09:37 Batch 7237 6

STATE OF ILLINOIS

COUNTY OF COOK

A. Valdem
Abbas Vahdani

FIRST AMERICAN SITE AND A 32.5.

I, Gilda Amini, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ABBAS VAHDANI, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before the this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 27 day of March, 1999.

OFFICIAL SEAL
GILDA VAHDANI AMINI
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION: EXPIRES:05/15/00

Notary Public

REAL ESTAYE TRANSACTION TAX

REVENUE

STAMP MAR22'99

P.O. 10847

## **UNOFFICIAL COPY**

99282236

PERMANENT TAX NUMBER: COMMONLY KNOWN AS:

17-10-401-005-1707

**UNIT # 5207** 

155 NORTH HARBOR DRIVE CHICAGO, ILLINOIS 60601

Prepared by:

Gilda Amini, Esq.

456 East North Water Street, Suite E

Chicago, Illinois 60611

Mail to:

MELODIE MAYBERRY-STEWARTS

HE CHIES AND MORE STEWARTS

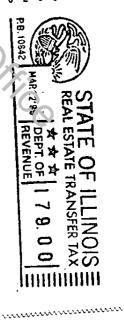
155 N. HARBOR DR., HISLOGE

CHICAGO, IL. 60601

Subsequent Tax Bills to: MELONIE MAYBERRY-STEWART

155 N. HARBOR OR., #3406 CHICAGO, TI. 60601

0 2 5 5 0 9



## **UNOFFICIAL COPY**

FIRST AMERICAN TITLE INSURANCE COMPANY 30 North La Salle, Suite 300, Chicago, IL 60602

ALTA Commitment Schedule C

File No.: AC180923

LEGAL DESCRIPTION:

PARCEL 1:

UNIT NO. 5207 IN HARBOR DRIVE CONDOMINIUM, AS DELINEATED ON THE SURVEY OF PLAT OF CERTAIN PARCEL OF REAL ESTATE (HEREINAFTER CALLED 'PARCEL 1'):

LOTS 1 AND 2 IN PLOCK 2 IN HARBOR POINT UNIT NUMBER 1, BEING A SUBDIVISION OF PART OF THE LANDS LYING EAST OF AND ADJOINING THAT PART OF THE SOUTHWEST FRACTIONAL 1/4 OF 1 RACTIONAL SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, INCLUDED WITHIN FORT DEARBORN ADDITION TO CHICAGO BEING THE WHOLE OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL, TOGETHER WITH ALL THE LAND, PROPERTY AND SPACE OCCUPIED BY THOSE PARTS OF BELL, CAISSON, CAISSON CAP AND COLUMN LOTS 1-A, 1-B, 1-C, 2-A, 2-B, 2-C, 3-A, 3-B, 3-C, 4-A, 4-B, 4-C, 5-A, 5-B, 5-C, 5-A, 6-B, 6-C, 7-A, 7-B, 7-C, 8-A, 8-B, 8-C, 9-A, 9-B, 9-C, M-LA OR PARTS THEREOF, AS SAID LOTS ARE DEPICTED, ENUMERATED AND DEFINED ON SAID PLAT OF HARBOR POINT UNIT NO. 1, FALLING WITHIN THE BOUNDARIES, PROJECTED VERTICALLY UPWARD AND DOWNWARD OF SAID LOT 1 IN BLOCK 2 AFORESAID, AND LYING ABOVE THE UPPER SPACE OF THE LAND, PROPERTY AND SPACE TO BE DEDICATED AND CONVEYED TO THE CITY OF CHICAGO FOR UTILITY PURPOSE, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS, AND BY-LAWS FOR THE 155 HARBOR DRIVE CONDOMINIUM ASSOCIATION MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NO. 58912 RECORDED ON THE OFFICE OF THE RECORDER IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT 22935653 (SAID DECLARATION HAVING BEEN AMENDED BY FIRST AMENDMENT THERETO RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 22935654 AND BY DOCUMENT 23018815 TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION, AS AMPNOED), IN COOK

## PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OR PARCEL 1 THROUGH, OVER AND ACROSS LOT 3 IN BLOCK 2 OF SAID HARBOR POINT UNIT NO. 1, ESTABLISHED BY DECLARATION OF COVENANTS RECORDED AS DOCUMENT 22935651 AND AMENDED BY AMENDMENT THERETO AS DOCUMENT 22935652 AND AS CREATED BY DEED RECORDED AS DOCUMENT 23719420, IN COOK COUNTY, ILLINOIS.

## PARCEL 3:

EASEMENTS OF SUPPORT FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN RESERVATION AND GRANT OF RECIPROCAL EASEMENTS, AS SHOWN ON THE PLAT OF HARBOR POINT UNIT NUMBER 1 AND AS SUPPLEMENTED BY DECLARATION OF COVENANTS RECORDED AS DOCUMENT 22935651 AND AMENDED BY DOCUMENT 22935652, IN COOK COUNTY, ILLINOIS.