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Doc#: 0902605085 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/26/2009 11:54 AM Pg: 1 of 3

WARRANTY DEED CORPORATION TO INDIVIDUAL

0902605085
1/26/09

GRANTOR, 1418 North La Salle LLC, a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, pursuant to the authority granted by the Board of Directors of such corporation, **CONVEYS and WARRANTS** to

Jason Mersey and Rachel Mersey
1007 Canterbury Road
Raleigh, NC 27602

the following described real estate located in the City of Chicago, County of Cook and State of Illinois:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

PERMANENT REAL ESTATE INDEX NUMBER: 17-04-205-027-0000

ADDRESS OF PROPERTY: 1418 North La Salle Street, Unit B, Chicago, IL 60610

together with the tenements and appurtenances there unto belonging, hereby releasing, to have and to hold that property as husband and wife, not as Joint Tenants nor as Tenants in Common, but as Tenants by the Entirety forever.

SUBJECT TO: (i) Current non-delinquent real estate taxes and taxes for subsequent years; (ii) special taxes or assessments for improvements not yet completed and other assessments or installments thereof not due and payable at the time of Closing; (iii) the Illinois Condominium Act and applicable City of Chicago ordinances; (iv) the Declaration of Condominium, including all amendments and exhibits attached thereto; (v) public, private and utility easements recorded at any time prior to closing, including easements established by or implied from the Declaration of Condominium or amendments thereto; (vi) covenants, conditions, agreements, building lines and restrictions of record; (vii) applicable building and zoning laws, statues, ordinances and restrictions; (viii) roads and highways, if any; (ix) leases and licenses affecting Common Elements; (x) acts done or suffered by the Grantees or anyone claiming by or through Grantees.

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Near North National Title
222 N. LaSalle
Chicago, IL 60601

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Grantor also hereby grants to Grantee, its successors and assigns, as its rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit set forth in the declaration of condominium; and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining land described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said declaration the same as though the provision of said declaration were recited and stipulated at length herein.

IN WITNESS WHEREOF, Grantor has caused its name to be signed to this instrument this 19th day of December, 2008.

1418 NORTH LA SALLE LLC

By *[Signature]*
Its Member

State of Illinois)
)
County of Cook)

I, the undersigned, a Notary Public in the county and state aforesaid, DO HEREBY CERTIFY that **Ron Ysla**, acting as Member of **1418 NORTH LA SALLE LLC**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person this day and severally acknowledged that he signed, sealed and delivered the instrument as his free and voluntary act and as the free and voluntary act of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal this 19th day of December, 2008



My Commission expires 5/26/12

[Signature]
NOTARY PUBLIC

This instrument was prepared by James E. Hussey, 230 W. Monroe - #250, Chicago, IL 60606

SEND SUBSEQUENT TAX BILLS TO: Jason Mersey and Rachel Mersey
1418 North LaSalle Street, Unit B
Chicago, IL 60610

MAIL RECORDED INSTRUMENT TO: *[Handwritten]* Kent E. Novit, Esq.
100 North La Salle Street, Suite 1700
Chicago, IL 60602


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Exhibit A


UNIT B IN THE PALAIS 1418 CONDOMINIUM, AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOT 4 IN ASSESSOR'S DIVISION OF PART OF LOTS 95, 96, 97 AND 100 IN BRONSON'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE MAP OF SAID ASSESSOR'S DIVISION RECORDED OCTOBER 16, 1866, IN BOOK 164 OF MAPS, PAGE 62 (EXCEPT THAT PART OF THE PREMISES IN QUESTION LYING BETWEEN THE WEST LINE OF NORTH LASALLE STREET AND A LINE 14 FEET WEST OF AND PARALLEL WITH THE WEST LINE OF NORTH LASALLE STREET CONVEYED TO THE CITY OF CHICAGO BY QUIT CLAIM DEED DATED DECEMBER 23, 1930 AND RECORDED MAY 28, 1931 AS DOCUMENT NUMBER 10910999) IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 19, 2008, AS DOCUMENT NUMBER 0835445037, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

COUNTY TAX  REVENUE STAMP	COOK COUNTY REAL ESTATE TRANSACTION TAX JAN. 22. 09	# 0000011775 REAL ESTATE TRANSFER TAX 00622.50 FP326657
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STATE TAX  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	STATE OF ILLINOIS JAN. 22. 09	# 0000043917 REAL ESTATE TRANSFER TAX 01245.00 FP326703
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CITY TAX  REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	CITY OF CHICAGO JAN. 22. 09	# 0000013077 REAL ESTATE TRANSFER TAX 13072.50 FP326675
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