

UNOFFICIAL COPY

SPECIAL WARRANTY
DEED
(TENANCY BY THE ENTIRETY)

This space reserved for Recorder's use only.



Doc#: 1136212040 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/28/2011 10:00 AM Pg: 1 of 4

GRANTOR,
**JDL DEVELOPMENT IX,
L.L.C., an Illinois limited
liability company**, having its
principal place of business at 908
N. Halsted, Chicago, Illinois
60642, for and in consideration
of Ten and No/100 Dollars
(\$10.00) and other good and
valuable consideration in hand
paid, does hereby

REMISE, RELEASE, ALIEN AND CONVEY to the grantee(s),

JAMES HOFHEIMER AND TERESA HOFHEIMER, his wife, 1018 Eastwood, Glencoe,
Illinois, the following described real estate, to wit (the "Property"):

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Permanent Index No: **17-04-407-016-1003;**

Commonly Known As: **1155 N. Dearborn^{Street}, Unit 403, Chicago, Illinois 60610-3425**

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as husband and wife, NOT in Tenancy in Common NOR as Joint Tenants, but as TENANTS BY THE ENTIRETY, forever.

SUBJECT TO: (1) General real estate taxes for 2011 and subsequent years; (2) Limitations and conditions imposed by the Illinois Condominium Property Act; (3) Terms, provisions, covenants, conditions and options contained in and rights and easements established by the Declaration of Condominium ownership recorded as Document No.0021271326, as amended from time to time; (4) Applicable zoning and building laws and ordinances and other ordinances of record; (5) Acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (6) Utility Easements, if any, whether recorded or unrecorded; and (7) Covenants, conditions, restrictions easements and agreements of record, provided none of the foregoing (i) materially decrease the value of the Property or (ii) adversely affect Grantee's use and enjoyment of the Property as a condominium residence.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the grantee(s), their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by through or under it, it WILL WARRANT AND FOREVER DEFEND.

Box 400-CTCC

S Y
P Y
S N
SC Y
INT C.7

8866822024
8866822024
8866822024

UNOFFICIAL COPY

IN WITNESS WHEREOF, said Grantor has executed this Special Warranty Deed as of the 15th day of December, 2011

JDL DEVELOPMENT IX, L.L.C.
an Illinois limited liability company

By: JDL DEVELOPMENT INTERESTS, LLC
its Manager

By: 
James D. Letchinger, its Manager

Prepared By: WARREN C. LASKI, ESQ., 1751 W. Surf Street, Chicago, Illinois 60657
 Tax Bill To: JAMES AND TERESA HOFFMEIER, 1155 N. Dearborn, Unit 403 Chicago, Illinois 60610
 Return To: IAN BERLINER, ESQ., 53 West Jackson Suite 1430, Chicago, Illinois 60604

REAL ESTATE TRANSFER 12/15/2011



COOK \$250.00
ILLINOIS: \$500.00
TOTAL: \$750.00

17-04-407-016-1003 | 20111201601251 | RS3TEM

REAL ESTATE TRANSFER 12/15/2011



CHICAGO: \$3,750.00
CTA: \$1,500.00
TOTAL: \$5,250.00

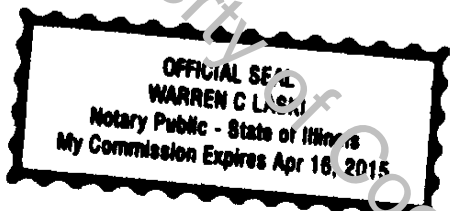
17-04-407-016-1003 | 20111201601251 | 8TSL12

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public for the County and State aforesaid, DO HEREBY CERTIFY that James D. Letchinger, the Manager of JDL Development Interests, LLC, the Manager of JDL Development IX, L.L.C., personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said 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 notary seal this 15th day of December, 2011.



Warren C. Laska
 Notary Public

Property of Cook County Clerk's Office

UNOFFICIAL COPY

EXHIBIT "A"
LEGAL DESCRIPTION

UNIT 403 AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE SOUTH 1/2 OF LOT 7 AND ALL OF LOTS 8, 9 AND 10 IN BLOCK 24 IN BUSHNELL'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0021271326, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTERESTS IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office