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Document Prepared By:

Justin Newman
Field and Goldberg, LLC
10 South LaSalle Street, #2910
Chicago, IL 60603

Doc#: 1223526132 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/22/2012 01:06 PM Pg: 1 of 3

Mail Recorded Deed To:

James J. Riebandt
Riebandt & DeWald, P.C.
1237 S. Arlington Heights Road
P.O. Box 1880
Arlington Heights, IL 60006-1880

Mail Tax Bills To:

John O'Connell and Andra O'Brien
3536 N. Ashland Avenue, Unit 3N
Chicago, IL 60657

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that MB835, LLC, an Illinois limited liability company, of Rosemont, Illinois ("Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL AND CONVEY AND WARRANT unto John O'Connell and Andra O'Brien ("Grantee"), their successors and assigns, whose address is 2050 W. Byron, #3, Chicago, Illinois 60618, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid by Grantee to Grantor, the receipt and sufficiency of which is hereby acknowledged, all the following described real estate ("Property") situated in the County of Cook, State of Illinois known and described as follows, to wit:

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

TO HAVE AND TO HOLD said Property unto said Grantee not in tenancy in common, but in JOINT TENANCY, forever. Grantor covenants and warrants that said Property is free of any encumbrance made or suffered by Grantor except as follows: Covenants, conditions, and restrictions of record; public private and utility easements; acts done or suffered through Grantee; all special governmental taxes or assessments confirmed and unconfirmed, condominium declaration and bylaws, if any; and general real estate taxes not yet due and payable as of the date herein.

Grantor also hereby grants to the Grantee, their successors and assigns, as 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.

BOX 333-CT

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

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed as of the 7th day of March, 2012.

MB835, LLC,
an Illinois limited liability company

By: [Signature]
Name: Thomas E. Prothero
Its: Manager

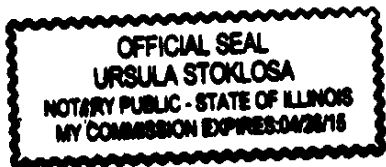
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that THOMAS PROTHERO, personally known to me to be a Manager of MB835, LLC, an Illinois limited liability company, and 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 as such Manager he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 7th day of March, 2012.

Commission expires 4-26-15

[Signature]
NOTARY PUBLIC



REAL ESTATE TRANSFER	03/20/2012
COOK	\$165.00
ILLINOIS:	\$330.00
TOTAL:	\$495.00

14-19-408-049-1004 | 20120301600570 | GFLD6W

REAL ESTATE TRANSFER	03/20/2012
CHICAGO:	\$2,475.00
CTA:	\$990.00
TOTAL:	\$3,465.00

14-19-408-049-1004 | 20120301600570 | 04N9G2

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EXHIBIT "A"

UNITS 3N AND G-7, IN THE 3536 N. ASHLAND CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOTS 8 AND 9 IN BLOCK 1 (EXCEPTING THEREFROM THAT PART OF SAID LOTS LYING EAST OF A LINE 50 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SECTION 19), IN L. TURNER'S RESUBDIVISION OF BLOCKS 1, 2, 3, 4, 5 AND 6 IN L. TURNER'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0814322005 AND AS AMENDED BY FIRST AMENDMENT RECORDED JULY 20, 2011 AS DOCUMENT 112011606). TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTERESTS IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Address of Property: 3536 N. Ashland Avenue, Unit 3N and G-7
Chicago, Illinois 60657

Permanent Index Numbers: 14-19-408-049-1004
14-19-408-049-1014

Cook County Clerk's Office