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Chicago Title Insurance Company

SPECIAL WARRANTY DEED (Corporation to Individual)



Doc#: 1235426284 Fee: \$42.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/19/2012 02:34 PM Pg: 1 of 3

01160-5947 2012
THIS INDENTURE, made this 30th day of November, 2012 between Ainslie/Milwaukee, LLC, an Illinois 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, party of the first part, and NARROBA CORPORATION, an Illinois Corporation, 2350 Persimmons Drive, St. Charles, Illinois 60174

(GRANTEE'S ADDRESS) 1607 Fairway Court, Geneva, IL 60134

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does **REMISE, RELEASE, ALIEN AND CONVEY** unto the said party of the second part, and to their heirs and assigns, FOREVER, all the following described land, situate in the County of COOK and State of Illinois known and described as follows, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

STEWART TITLE COMPANY
2055 West Army Trail Road, Suite 110
Addicks, IL 60101
630-823-4800

SUBJECT TO: general real estate taxes not due and payable at the time of closing; the Act; the Declaration and the Condominium documents; applicable zoning and building laws and ordinances; covenants, conditions, restrictions, encroachments and easements of record; acts done or suffered by Purchaser or anyone claiming through Purchaser; utility easements, whether recorded or unrecorded

Permanent Real Estate Index Number(s): 14-07-423-063-1002 (Unit BW) (NEW PIN);
14-07-423-063-1001 (Unit BE) (NEW PIN);
(14-07-423-001-0000 (OLD PIN))

Address(es) of Real Estate: UNIT BE AND UNIT BW, 1625 W. AINSLIE, CHICAGO, Illinois 60640 - 3465
St.

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the said party of the second part, their heirs and assigns forever.

And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, 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 incumbered 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**.

NOTES
12/19/12
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In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed and attested to these presents by its Members, the day and year first above written.

AINSLIE/MILWAUKEE, LLC, an Illinois Limited Liability Company

By [Signature]
KEVIN CAGNEY, as Member

By [Signature]
KATHLEEN CHAVEZ, as Member
as member and on behalf of ainslie/milwaukee LLC

STATE OF ILLINOIS, COUNTY OF COOK ss.



I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that KATHLEEN CHAVEZ and KEVIN CAGNEY personally known to me to be the members of the AINSLIE/MILWAUKEE, LLC, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such signed and delivered the said instrument and caused the corporate seal of said limited liability company to be affixed thereto, pursuant to authority given by the Board of Directors of said limited liability company, as their free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 30 day of NOVEMBER, 2012



(Notary Public)


Prepared By: Lisa A. Marino, Attorney
3310 N. Harlem Ave.
Chicago, Illinois 60634

REAL ESTATE TRANSFER		12/05/2012
	COOK	\$170.00
	ILLINOIS:	\$340.00
	TOTAL:	\$510.00

14-07-423-063-1002 | 20121101606563 | 3H182F

Mail To:

NARROBA CORPORATION
2350 PERSIMMONS DRIVE
ST. CHARLES, Illinois 60174

REAL ESTATE TRANSFER		12/05/2012
	CHICAGO:	\$2,550.00
	CTA:	\$1,020.00
	TOTAL:	\$3,570.00

14-07-423-063-1002 | 20121101606563 | TJ4KWB

Name & Address of Taxpayer:

NARROBA CORPORATION
2350 PERSIMMONS DRIVE
ST. CHARLES, Illinois 60174

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Exhibit A - Legal Description

Unit B-W and B-E together with its undivided percentage interest in the common elements in 1625 W Ainslie Condominium, as delineated and defined in the Declaration recorded as document number 0633315138, of the South 21.37 acres of the North 31 acres of the Southeast 1/4 of the Southeast 1/4 of Section 7 and the South 80 rods of the Southwest 1/4 of the Southwest 1/4 of Section 8, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY 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 PROPERTY DESCRIBED HEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THE TENANT OF THE UNIT EITHER WAIVED OR FAILED TO EXERCISE THE OPTION TO PURCHASE THE SUBJECT UNIT.