

UNOFFICIAL COPY

**WARRANTY DEED
Statutory (Illinois)**



Doc#: 1301116048 Fee: \$44.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/11/2013 02:30 PM Pg: 1 of 4

THE GRANTOR, Larry Fey, of the Village of Frankfort, County of Will, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY, TRANSFER and WARRANT to Performance Enterprises Fund, LLC, an Illinois limited liability company, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

FOR LEGAL DESCRIPTION

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

Property Address: 170 West Polk Street, Unit 707, Chicago, IL 60605
P.I.N.: 17-16-402-058-1067

SUBJECT TO: Covenants, conditions, and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes not yet due and payable.

This transfer is exempt under the provisions of the Real Estate Transfer Tax Act, 35 ILCS 200/31-4(e). This is not homestead property.

Dated: this 9th day of October, 2012

City of Chicago
Dept. of Finance
635524



Real Estate
Transfer
Stamp

10/11/2012 14:17

000193

\$0.00

Batch 5,783,598

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Larry Fey

STATE OF ILLINOIS

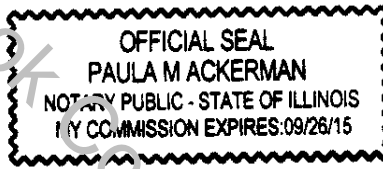
COUNTY OF Will

} ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Larry Fey is personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

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


Notary Public



**THIS INSTRUMENT
PREPARED BY:**

David L. Rudolph, Esq.
Rudolph Kaplan LLC
19 S. LaSalle St., Suite 1500
Chicago, IL 60603

**WHEN RECORDED
RETURN TO:**

David L. Rudolph, Esq.
Rudolph Kaplan LLC
19 S. LaSalle St., Suite 1500
Chicago, IL 60603

**SEND FUTURE TAX
BILLS TO:**

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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Exhibit "A" – Legal Description

PARCEL 1: UNIT 707 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN PRINTERS CORNER CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0731003139, AS AMENDED, IN THE SOUTHEAST 1/4 OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PARCEL 2: EXCLUSIVE USE FOR STORAGE PURPOSES IN AND TO STORAGE SPACE NO. SU-32, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office



*First American
Title Insurance Company*

Special Warranty Deed - Corporation

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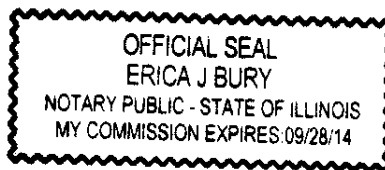
STATEMENT BY GRANTOR AND GRANTEE

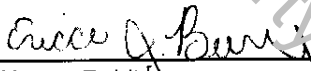
The **Grantor** or his agent affirms that, to the best of his knowledge, the name of the **Grantee** shown on the Deed or Assignment of Beneficial Interest in land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated January 2, 2013

Signature: 
Grantor or Agent


Subscribed and sworn to before me
by the said David L. Rudolph
this 2 day of January, 2013.



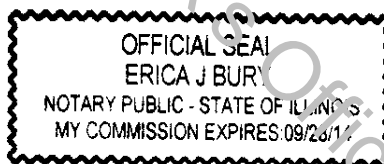

Notary Public

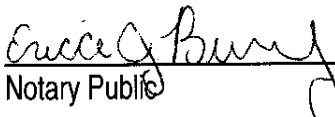
The **Grantee** or his agent affirms that, to the best of his knowledge, the name of the **Grantee** shown on the Deed or Assignment of Beneficial Interest in land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated January 2, 2013

Signature: 
Grantee or Agent

Subscribed and sworn to before me
by the said David L. Rudolph
this 2 day of January, 2013




Notary Public

Note: Any person who knowingly submits a false statement concerning the identity of **Grantee** shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)