

# UNOFFICIAL COPY



Doc#: 1302939050 Fee: \$42.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/29/2013 03:25 PM Pg: 1 of 3

DRAFTED BY AND WHEN  
RECORDED, RETURN TO:  
Kenneth E. Konop, Esq.  
Dawn M. Schluter, Esq.  
Miller, Canfield, Paddock & Stone, PLC  
840 W. Long Lake Road, Suite 200  
Troy, Michigan 48098-6358  
Telephone No. (248) 879-2000

Send Subsequent Tax Bills to: Grantee

## WARRANTY DEED

**THIS INDENTURE** made January 15, 2013 between **ASHLEY L. CUNNINGHAM**, a single woman, of 150 West Superior Street, Unit #1405, Chicago, IL, 60654 ("Grantor") and **ASHLEY L. CUNNINGHAM, INITIAL TRUSTEE OF THE ASHLEY L. CUNNINGHAM TRUST AGREEMENT DATED JUNE 10, 2011, AS AMENDED**, of 150 West Superior Street, Unit #1405, Chicago, IL, 60654 ("Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and 00/100 (\$10.00) Dollars and other good and valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, by these presents does **CONVEY AND WARRANT** unto the Grantee, and to his/her/their successors and assigns, **FOREVER**, all the following described premises situated in the City of **Chicago**, County of **Cook**, and State of **Illinois**:

**PARCEL 1: UNIT 1405 AND PARKING SPACE P-30, IN THE SUPERIOR AT LASALLE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF WOLCOTT'S ADDITION TO CHICAGO IN THE EAST ½ OF THE NORTHEAST ¼ OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF NEWBERRY'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS APPENDIX "B" TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 10, 2006 AS DOCUMENT NUMBER 0628334120 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.**

**PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF S-27, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0628334120.**

**PARCEL 3: NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF THE PARCEL(S) AFORESAID FOR INGRESS, EGRESS, USE, ENJOYMENT AND SUPPORT AS SET FORTH IN AND CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND RECIPROCAL EASEMENTS RECORDED OCTOBER 10, 2006, AS DOCUMENT NUMBER 0628334119.**

Property Address: 150 West Superior Street, Unit #1405, Chicago, IL 60654  
Permanent Index Numbers: 17-09-203-032-1049 and 17-09-203-032-1084

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**TOGETHER WITH:**

Subject to: (a) general real estate taxes not yet due any payable at the time of closing; (b) special taxes or assessments for improvements not yet completed and other assessments or installments thereof not due and payable; (c) all rights, easements, restrictions, conditions and reservations of record and contained in the Declaration of Covenants, Conditions, Restrictions, and Reciprocal Easements; (d) easements, restrictions, conditions, building set-back lines and reservations of record; (e) the Plat; (f) the Declaration of Condominium, the by-laws and all other Superior at LaSalle Condominium documents and all amendments and exhibits thereto; (g) applicable zoning and building laws and building lines restrictions and ordinances; (h) unrecorded public utility easements, if any; (i) limitations and conditions imposed by the Condominium Property Act; and (j) streets and highways, if any.

Together with all and singular the 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 Grantor, 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 Grantee, his/her/their heirs and assigns forever.

Grantor also hereby grants to the Grantee, his/her/their 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 Covenants, Conditions, Restrictions, and Reciprocal Easements, aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration of Covenants, Conditions, Restrictions, and Reciprocal Easements for the benefit of the remaining property described therein.

**IN WITNESS WHEREOF**, Grantor has caused her name to be signed to these presents, the day and year first written above.

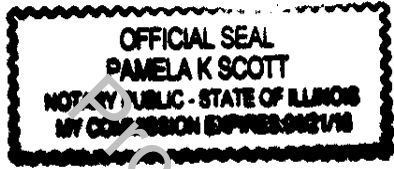
This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

  
Ashley L. Cunningham

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STATE OF ILLINOIS )  
 ) : ss  
COUNTY OF COOK )

The foregoing instrument was acknowledged before me this 15<sup>th</sup> day of January, 2013, by ASHLEY L. CUNNINGHAM.



Pamela K. Scott  
\_\_\_\_\_, Notary Public  
\_\_\_\_\_, County, Illinois  
Acting in Cook County, Illinois  
My Commission Expires: \_\_\_\_\_

DRAFTED BY AND WHEN RECORDED, RETURN TO:

Kenneth E. Konop, Esq.  
Dawn M. Schluter, Esq.  
Miller, Canfield, Paddock and Stone, P.L.C.  
840 West Long Lake Road, Suite 200  
Troy, MI 48098-6358  
Telephone: (248) 879-2000

<b>REAL ESTATE TRANSFER</b>	01/28/2013
<b>CHICAGO:</b>	\$0.00
<b>CTA:</b>	\$0.00
<b>TOTAL:</b>	\$0.00

17-09-203-032-1049 | 20121101605584 | 3YYS7S

Send Subsequent Tax Bills To: Grantee

Recording Fee:

Transfer Tax: Exempt

19,142,588.2\147087-00001

<b>REAL ESTATE TRANSFER</b>	01/28/2013
<b>COOK</b>	\$0.00
<b>ILLINOIS:</b>	\$0.00
<b>TOTAL:</b>	\$0.00

17-09-203-032-1049 | 20121101605584 | LCL3VH