

UNOFFICIAL COPY



AFTER RECORDING,
PLEASE MAIL TO:

Steven Edward Gouletas
25 E. Superior St # 403
Chicago, IL 60611

Doc#: 1335315031 Fee: \$42.00
RHSP Fee: \$9.00 RPAF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/19/2013 01:29 PM Pg: 1 of 3

PLEASE MAIL SUBSEQUENT
TAX BILLS TO:

Steven Edward Gouletas
25 E. Superior St # 403
Chicago, IL 60611

CTI-895043412
LOT 18R

SPECIAL WARRANTY DEED

ONTARIO CENTURY PROPERTY, LLC a Delaware Limited Liability Company ("Grantor"), for and consideration of the sum on Ten and No/100 Dollars (\$10.00) and other good valuable consideration in hand paid to the undersigned by STEVEN EDWARD GOULETAS ("Grantee"), whose mailing address is 25 East Superior Street, Unit 403, Chicago, IL 60611 the receipt and sufficiency of such consideration being hereby acknowledged, and in pursuance of the power and authority vested in Grantor and every other power and authority Grantor hereunto enabling, has GRANTED, SOLD, REMISED, RELEASED, ALIENATED AND CONVEYED, and by those presents does GRANT, SELL, REMISE, RELEASE, ALIENATE AND CONVEY, unto Grantee that certain real property commonly known as 182 W. Lake Street, 1411, Chicago, IL 60601, being more particularly Described in Exhibit A attached hereto and made a part hereof for all purposes, together with all improvements and fixtures situated thereon and hereditaments and appurtenances thereunto belonging or in anyway appertaining and the reversions, remainders, rents, issues and profits thereof (collectively, the "Property");

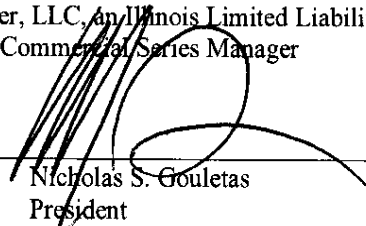
TO HAVE AND TO HOLD the Property, unto Grantee and its success and to WARRANT AND FOREVER DEFEND all and singular the Property unto Grantee, its successors and assigns, against every person whomsoever lawfully claiming, or claim the same, or any part thereof, by, through or under Grantor but not otherwise

SIGNATURE PAGE TO FOLLOW

UNOFFICIAL COPY

Ontario Century Property, LLC, a Delaware Limited Liability Company

By: Ontario Century Manager, LLC, an Illinois Limited Liability Company
Its: Company Manager and Commercial Series Manager

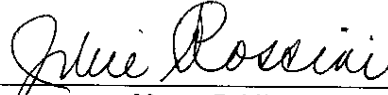

By: Nicholas S. Gouletas
Its: President

State of Illinois
County of Cook



I, the Undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that Nicholas S. Gouletas, is personally known to me to be the same person whose name and titles are subscribed to the foregoing instrument, appeared before me this day in person and acknowledge that he signed sealed and delivered said document as his free and voluntary act, and the free and voluntary act of said company on behalf of said limited liability companies, for the uses and purposes therein set forth.


Given under my hand and notarial seal this 17th day of December, 2013.




Notary Public

NAME AND ADDRESS OF PREPARER
Ontario Century Property, LLC, 182 W. Lake Street, Suite 200, Chicago, Illinois 60601

REAL ESTATE TRANSFER		12/18/2013
	COOK	\$50.25
	ILLINOIS:	\$100.50
TOTAL:		\$150.75
17-09-418-014-1174 20131201602961 7G545S		

REAL ESTATE TRANSFER		12/18/2013
	CHICAGO:	\$753.75
CTA:		\$301.50
TOTAL:		\$1,055.25
17-09-418-014-1174 20131201602961 WCDXK9		

UNOFFICIAL COPY**EXHIBIT A****PARCEL 1:**

UNIT 1411 IN THE CENTURY TOWER PRIVATE RESIDENCES, A CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1 AND 2 IN METROPOLITAN'S RESUBDIVISION OF LOT 5 IN BLOCK 19 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS, WHICH SURVEY IS ATTACHED AS APPENDIX "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0634109069, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS FOR INGRES, EGRESS, SUPPORT, USE AND ENJOYMENT AS SET FORTH IN AND CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR 182 WEST LAKE, CHICAGO, ILLINOIS, RECORDED AS DOCUMENT NUMBER 0634109064

P.I.N. #: 17-09-418-014-1174
(WHICH HAS BEEN ASSIGNED TO UNIT 1411 INDIVIDUALLY
PER THE COOK COUNTY ASSESSOR'S OFFICE)

COMMON ADDRESS: 182 W. LAKE STREET, #1411
CHICAGO ILLINOIS 60601

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, 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 therein.

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.

(A) The tenant, if any, of the above Unit(s) has waived or has failed to exercise the right of the first refusal; (b) the tenant of the unit had no right of first refusal; or (C) the purchaser of the unit was the tenant of the unit prior to the conversion of the building to a condominium.