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STATUTORY (ILLINOIS)

(WARRANTY DEED)

STC 01146-23473 J) MC

THE GRANTOR, Julie A. McGoogan, a single woman, of the City of Lafayette, State of Colorado, for and in consideration of the sum of TEN and 00/100 DOLLARS (\$10.00) and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to 328 W. WISCONSIN LLC, an Illinois limited liability company, GRANTEE, with an address of 833 North Orleans Street, Suite 400, Chicago, Illinois 60610, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:



Doc#: 1414916024 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/29/2014 11:32 AM Pg: 1 of 4

"See attached Legal Description"

(The above space for Recorder's use only)

PIN(s): 14-33-401-066-1005, 14-33-401-066-1027

Address of Real Estate: 1920 N. Lincoln Ave., Unit R-5 and P-9, Chicago, IL 60614

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD FOREVER, said premises shall be subject to the permitted exceptions described on Exhibit B attached hereto (collectively, the "Permitted Exceptions").

In Witness Whereof, said Grantor has caused these presents to be delivered to Grantee this 30 day of ~~May~~ April, 2014.

Julie A. McGoogan

STEWART TITLE
800 E. DIEHL ROAD
SUITE 180
NAPERVILLE, IL 60563

REAL ESTATE TRANSFER

05/20/2014 ✓



CHICAGO: \$2,325.00
CTA: \$930.00
TOTAL: \$3,255.00

14-33-401-066-1005 | 20140501600471 | 35Y3DE

REAL ESTATE TRANSFER

05/21/2014



COOK \$155.00
ILLINOIS: \$310.00
TOTAL: \$465.00

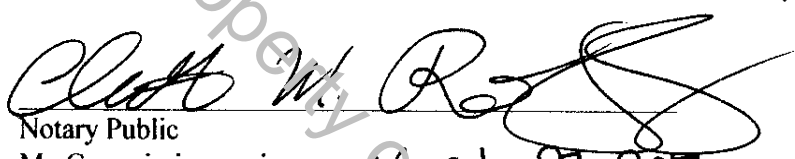
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STATE OF COLORADO)
) SS
COUNTY OF Boulder)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Julie A. McGoogan, a single woman, 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purpose therein set forth.

Given under my hand and official seal, this 30 day of ~~May~~^{April} 2014.


Notary Public
My Commission expires on: March 27, 2017

CHRISTINA M RODRIGUEZ
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20134014835
MY COMMISSION EXPIRES MARCH 27, 2017

This Instrument was prepared by Linda M. Lam, Esq., 1100 S. Lorain Ave., Oak Park, IL 60304

After recording mail to:
Jeremy Reis, Esq.
Ruttenberg Gilmartin Reis LLC
833 N. Orleans St., Suite 400
Chicago, IL 60610

Mail future tax bills to:
328 W. Wisconsin LLC
833 N. Orleans St., Suite 400
Chicago, IL 60610

Cook County Clerk's Office

UNOFFICIAL COPY**COMMITMENT FOR TITLE INSURANCE****SCHEDULE A****Exhibit A - Legal Description**

UNIT R5 AND P-9 IN THE 1920 LINCOLN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

A TRACT OF LAND (WHICH INCLUDES PORTIONS OF LOTS TAKEN FOR THE OPENING OF OGDEN AVENUE BY CONDEMNATION PROCEEDINGS HAD IN CASE NUMBER 421620CO AND SAID OGDEN AVENUE HAVING SUBSEQUENTLY BEEN VACATED BY ORDINANCE, A COPY OF WHICH WAS RECORDED NOVEMBER 13, 1969 AS DOCUMENT NUMBER 2102200, DESCRIBED AS:

PART OF LOTS 14, 15, 18, THE 10 FOOT ALLEY NORTH OF AND ADJOINING SAID LOT 15 AND THE 40 FOOT STREET (LONERGAN STREET) LYING EAST OF AND ADJOINING LOT 15, ALL IN LONERGAN'S SUBDIVISION OF THE SOUTH 2 ACRES OF BLOCK 39 IN CANAL TRUSTEES' SUBDIVISION IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO SAID TRACT INCLUDES PART OF LOT 1 IN THE SUBDIVISION OF LOTS 19, 20 AND 21 IN ARMSTRONG'S SUBDIVISION OF THE NORTH 3 ACRES AND LOTS 16 AND 17 IN LONERGAN'S SUBDIVISION OF THE SOUTH 2 ACRES OF BLOCK 39 IN CANAL TRUSTEES' SUBDIVISION, AFORESAID, ALL OF THE ABOVE BEING TAKEN AS ONE TRACT, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF LOT 22 IN LONERGAN'S SUBDIVISION, AFORESAID; THENCE WEST ALONG THE NORTH LINE OF WEST WISCONSIN STREET, AND SAID NORTH LINE EXTENDED, A DISTANCE OF 83.61 FEET TO A LINE THAT IS 50 FEET EAST OF AND PARALLEL TO THE WEST LINE OF NORTH ORLEANS STREET, EXTENDED NORTH; THENCE NORTH ALONG SAID PARALLEL LINE, A DISTANCE OF 100.76 FEET TO ITS INTERSECTION WITH A LINE THAT IS 44 FEET SOUTHEASTERLY OF AND PARALLEL TO THE NORTHWESTERLY LINE OF OGDEN AVENUE, AS OPENED BY ORDINANCE OF THE CITY COUNCIL; THENCE NORTHEASTERLY ALONG SAID LINE WHICH IS 44 FEET SOUTHEAST OF AND PARALLEL TO THE NORTHWESTERLY LINE OF OGDEN AVENUE, AS OPENED, A DISTANCE OF 94.83 FEET TO THE SOUTHWESTERLY LINE OF NORTH LINCOLN AVENUE, AS EXTENDED; THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY LINE OF NORTH LINCOLN AVENUE, EXTENDED, A DISTANCE OF 64.36 FEET TO THE SOUTHEASTERLY LINE OF NORTH OGDEN AVENUE, AS OPENED; THENCE SOUTHWESTERLY ALONG THE SOUTHEASTERLY LINE OF NORTH OGDEN AVENUE, AS OPENED, TO THE WEST LINE OF LOT 18 IN LONERGAN'S SUBDIVISION, AFORESAID; THENCE SOUTH ALONG THE WEST LINE OF LOTS 18, 19, 20, 21 AND 22 IN SAID LONERGAN'S SUBDIVISION TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON DECEMBER 5, 1986 AS DOCUMENT NUMBER 86581214 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS DEFINED AND SET FORTH IN THE DECLARATION OF CONDOMINIUM.

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EXHIBIT B **PERMITTED EXCEPTIONS**

1. Taxes for the year 2013 (2nd Installment) and subsequent years;
2. Terms, provisions, covenants, conditions, restrictions and options in rights and easements established by the Declaration of Condominium Ownership recorded as Document Number 86581214, as amended from time to time;
3. Provisions, limitations and conditions as imposed by the Condominium Property Act;
4. Terms and provisions contained in the Urban Renewal Plan recorded as Document Number 20107662;
5. Terms and provisions contained in the Amendment to Urban Renewal Plan recorded as Document Number 20696306;
6. Ordinance vacating all of that part of the Southeasterly 64 feet of North Ogden Avenue lying between North Lincoln Avenue and First Nwly-Sely public alley, Northeasterly of said Lincoln Avenue vacated by Document Number 20495533;
7. Covenants, conditions and restrictions contained in Quit Claim Deed recorded as Document Number 21662729;
8. Easement Relocation Agreement recorded as Document Number 86391352;
9. Agreement recorded as Document Number 21829085;
10. Covenants, Conditions contained in Quit Claim Deed recorded as Document Number 21486607;
11. Covenants, Conditions contained in Contract for Sale recorded as Document Number 21696348;
12. Encroachments onto Public Ways as disclosed by Plat of Survey No. 861752 recorded as Document Number 86581214;