

UNOFFICIAL COPY



Doc#: 1424842198 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/05/2014 01:45 PM Pg: 1 of 3

WARRANTY DEED
ILLINOIS STATUTORY
CORP TO LLC

MAIL TO:

Ioana Salajanu
Bryce Downey & Lenkov LLC
200 N. LaSalle St., Suite 2700
Chicago, IL 60601

NAME/ADDRESS OF TAXPAYER:

NL Holdings II, LLC
478 Springhill Dr.
Roselle, IL 61720

RECORDER'S STAMP

THE GRANTOR, PJM REAL ESTATE INC., a corporation created and existing under and by virtue of the laws of the State of Illinois, for and in consideration of TEN AND 00/100THS DOLLARS (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation CONVEYS and WARRANTS unto NL Holdings II, LLC, an limited liability company organized and existing under and by virtue of the laws of the State of Illinois having its principal office at the following address: 478 Springhill Dr., Roselle, IL 61720, all interest in the following described Real Estate situated in the County of Cook and State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED

Property Index Number: 20-10-119-026-1001 (Affects Unit 1A) &
20-10-119-026-1003 (Affects Unit 2A) &
20-10-119-026-1004 (Affects Unit 2B)

Common Address: Units 1A, 2A and 2B
5026-28 S. Michigan Ave.
Chicago, Illinois 60615

SUBJECT TO, IF ANY: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special government taxes or assessments confirmed or unconfirmed; condominium declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

Robin Lind WSA447420 (10631)

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IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed and has caused its name to be signed to these presents by its President and Secretary this 25 day of August, 2014.

PJM REAL ESTATE INC.,
an Illinois corporation

By: _____
Its: President and Secretary

State of Illinois)
)
) SS.
County of Cook)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that Patrick Maliszewski, personally known to me to be the President and Secretary of **PJM REAL ESTATE INC.**, an Illinois corporation, and 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 severally acknowledged that as such President and Secretary he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal this 25 day of August, 2014.



Notary Public

This instrument prepared by:

Steven E. Moltz
PALMISANO & MOLTZ
19 S. LaSalle St., Suite 900
Chicago, IL 60603

REAL ESTATE TRANSFER TAX		27-Aug-2014
	COUNTY:	81.50
	ILLINOIS:	165.00
	TOTAL:	247.50
20-10-119-026-1001 20140801624534 1-062-274-176		

REAL ESTATE TRANSFER TAX		27-Aug-2014
	CHICAGO:	1,237.50
	CTA:	495.00
	TOTAL:	1,732.50
20-10-119-026-1001 20140801624534 1-682-506-880		

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EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 1A IN 5026-28 SOUTH MICHIGAN AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE SOUTH 10 FEET OF LOT 10 AND ALL OF LOT 11 AND THE NORTH 15 FEET OF LOT 12 IN BLOCK 5 IN DERBY'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED DECEMBER 27, 1979 AS DOCUMENT 25295687, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

UNIT NUMBER 2A IN 5026-28 SOUTH MICHIGAN AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE SOUTH 10 FEET OF LOT 10 AND ALL OF LOT 11 AND THE NORTH 15 FEET OF LOT 12 IN BLOCK 5 IN DERBY'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED DECEMBER 27, 1979 AS DOCUMENT 25295687, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

UNIT NUMBER 2B IN 5026-28 SOUTH MICHIGAN AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE SOUTH 10 FEET OF LOT 10 AND ALL OF LOT 11 AND THE NORTH 15 FEET OF LOT 12 IN BLOCK 5 IN DERBY'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED DECEMBER 27, 1979 AS DOCUMENT 25295687, IN COOK COUNTY, ILLINOIS.

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Chicago, Illinois 60618