



Doc#: 1425533098 Fee: \$46.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/12/2014 04:01 PM Pg: 1 of 5

**WARRANTY DEED**  
**ILLINOIS STATUTORY**  
Limited liability company to Individual(s)

~~MAIL TO:~~  
~~John ZACHARA~~  
~~53 W JACKSON #640~~  
~~CHICAGO IL 60604~~

NAME/ADDRESS OF TAXPAYER(S):  
Jonathon David Nagle  
Unit 202  
1309 North Ashland Avenue  
Chicago, Illinois 60622

RECORDER'S STAMP

The Grantor, **ASHLAND ACQUISITIONS, LLC**, an Illinois limited liability company, for the consideration of Ten and No/100ths Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS unto the following Grantee(s):

JONATHON      NAGLE,

the parcel(s) of real estate situated in Cook County, Illinois, legally described on the exhibit attached hereto and incorporated herein by reference.

Permanent Index Number:    **17-05-115-091-1004**

Commonly Known As:        **Unit 202, 1309 North Ashland Avenue, Chicago, Illinois 60622**

**SUBJECT TO:** covenants, conditions, easements and restrictions of record and the general real estate taxes for the year 2014 and subsequent.

In Witness Whereof, the said Grantor has caused its name to be signed to these presents by a Manager this 11<sup>th</sup> day of **August**, 2014.

*Return to*  
*1072*  
PROPER TITLE, LLC  
180 N. LaSalle Street  
Ste. 2440  
Chicago, IL 60601  
*PT14-0904*

**ASHLAND ACQUISITIONS, LLC,**  
an Illinois limited liability company,

By: X   
Michael N. Lerner, Manager

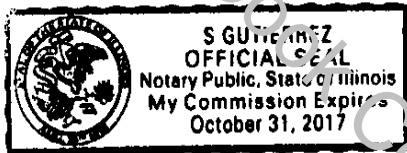
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3  
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SC  
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# UNOFFICIAL COPY

State of Illinois        )  
                                  ) SS  
County of Cook        )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Michael N. Lerner**, personally known to me to be the Manager of **ASHLAND ACQUISITIONS, LLC** and the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act of the company, for the uses and purposes therein set forth.

Given under my hand & official notary seal this 7<sup>th</sup> day of August, 2014.



*S. Gutierrez*  
\_\_\_\_\_  
Notary Public

This instrument prepared by: John E. Lovestrand, Esq.  
LAW OFFICE OF  
JOHN E. LOVESTRAND, P.C.  
30 Green Bay Road  
Winnetka, IL 60093

County Clerk's Office

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Proper Title as an Agent for Fidelity National

Commitment Number: PT14\_01904AA3

## EXHIBIT A PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

### PARCEL ONE:

UNIT 202, IN THE ALLIANCE ON ASHLAND CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOTS 43 TO 45, IN THOMAS HURFORD'S SUBDIVISION OF THE SOUTH HALF OF BLOCK 11 IN THE CANAL TRUSTEE'S SUBDIVISION OF THE WEST HALF OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, (EXCEPT THAT PART TAKEN FOR WIDENING ASHLAND AVENUE), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0625845053, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL TWO:

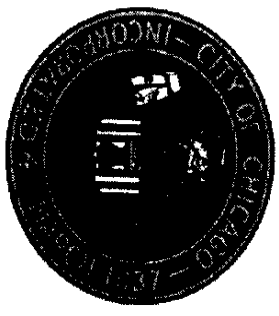
THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-2, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0625845053.

17-05-115-091-1004

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**REAL ESTATE TRANSFER TAX**

15-Aug-2014



**CHICAGO: 2,625.00**

**CTA: 1,050.00**

**TOTAL: 3,675.00**

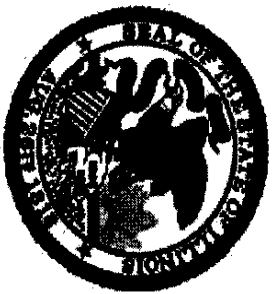
17-05-115-091-1004 | 20140801619536 | 1-518-168-192

Property of Cook County Clerk's Office

**UNOFFICIAL COPY**

**REAL ESTATE TRANSFER TAX**

15-Aug-2014



<b>COUNTY:</b>	<b>ILLINOIS:</b>	<b>TOTAL:</b>
175.00	350.00	525.00

17-05-115-091-1004 | 20140801619536 | 0-149-887-104

Property of Cook County Clerk's Office