

WARRANTY DEED  
Tenancy by the Entirety

UNOFFICIAL COPY



Doc#: 1430055130 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/27/2014 12:21 PM Pg: 1 of 2

Name and address of Grantee (and  
send future tax bills to):

Amod Sawardekar SJK Group II, LLC  
2708 N. Harland Ct. 1200 W. Monroe #24  
Chicago, IL 60614 Chicago, IL 60607

This deed was prepared by  
Barbara B. Goodman  
Attorney at Law  
400 Skokie Boulevard, Suite 380  
Northbrook, Illinois 60062  
224-639-1400

After recording, please mail to:  
Jennifer Baratta  
3701 Aigonquin Rd, Suite 300  
Rolling Meadows, IL 60008

12/1  
Bw 14 22438

The Grantors, **LUCAS KOSNER and MICHEL KOSNER**, Husband and Wife, of the Village of Deerfield, County of Lake, State of Illinois, for, and in consideration of Ten Dollars, and other good and valuable consideration in hand paid, convey and warrant to Grantee **SJK GROUP II, LLC**, an Illinois limited liability company, the Real Estate described in the attached Exhibit A, situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

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

Property address: 1201 W. Adams Unit 612 and P-40, Chicago, IL. 60607

Permanent real estate index number: 17-17-113-116-1038 (unit), 17-17-113-116-1118 (parking)

Dated: September 27, 2014

Lucas Kosner

Michel Kosner

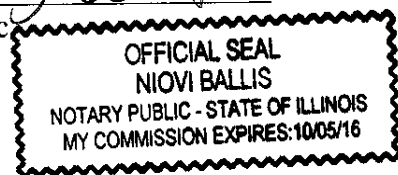
STATE OF ILLINOIS             )  
  ) ss  
COUNTY OF COOK            )

I am a notary public for the County and State above. I certify that **Lucas Kosner and Michel Kosner** are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as they appeared before me on the date below and acknowledged that they signed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Dated: September 27, 2014

  
Notary Public

**Baird & Warner Title Services, Inc.**  
475 North Martingale  
Suite 950  
Schaumburg, IL 60173






**UNOFFICIAL COPY****EXHIBIT "A"**

**UNITS 612 AND P-40 IN THE PROMENADE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:**

**LOTS 1 THROUGH 6 AND THE EAST 2.21 FEE OF LOT 7 INCLUSIVE IN REES AND RUCKER'S SUBDIVISION OF BLOCK 16 IN CANAL TRUSTEES' SUBDIVISION OF THE WEST 1/2 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;**

**WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0020240583 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

REAL ESTATE TRANSFER TAX		23-Oct-2014
	COUNTY:	162.50
	ILLINOIS:	325.00
	TOTAL:	487.50
17-17-113-1 6-1038   20140901633661   0-248-495-232		

REAL ESTATE TRANSFER TAX		23-Oct-2014
	CHICAGO:	2,437.50
	CTA:	975.00
	TOTAL:	3,412.50
17-17-113-116-1038   20140901633661   1-530-047-488		