

# UNOFFICIAL COPY

**WARRANTY DEED**  
**Statutory (Illinois)**  
**Individual to Corporation**



Doc#: 1434222008 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/08/2014 08:48 AM Pg: 1 of 4

**MAIL TO:**

Craig S. Krandel  
Timm & Garfinkel, LLC  
407 Congress Parkway, Suite E  
Crystal Lake, IL 60014

PROPERTY TITLE  
ORDER # Accoms

**NAME & ADDRESS OF TAXPAYER:**

Chicago Series of Lotus Real Estate Investments, LLC  
P.O. Box 138  
Wonder Lake, IL 60097

THE GRANTORS, **EDIN MEHANOVIC and ELIZABETH MEHANOVIC**, husband and wife, for and in consideration of TEN & 00/100 (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT TO **CHICAGO SERIES OF LOTUS REAL ESTATE INVESTMENTS, LLC**, an Illinois Limited Liability Company, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

See Exhibit A attached hereto and incorporated herein by reference

PIN: 17-10-305-022-1183 and 17-10-305-011-1090

Unit 3307, 8 E. Randolph Street, Chicago, IL 60601; and  
Unit 2202, 8 E. Randolph Street, Chicago, IL 60601;


***THIS IS NOT HOMESTEAD PROPERTY AS TO GRANTOR(S)***



SUBJECT TO: Covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, if any, general taxes for the year 2013 and subsequent years.

*Exempt Under Section 200/31-45 (e), of the Illinois Real Estate Transfer Tax Act (35 ILCS 200/31-40).*

Dated: October 30, 2013

  
\_\_\_\_\_  
Seller, Agent of Representative

REAL ESTATE TRANSFER TAX	03-Dec-2014
 CHICAGO:	0.00
CTA:	0.00
<b>TOTAL:</b>	<b>0.00</b>
17-10-305-011-1090   20141101644791   0-815-395-456	

REAL ESTATE TRANSFER TAX	03-Dec-2014
 COUNTY:	0.00
 ILLINOIS:	0.00
<b>TOTAL:</b>	<b>0.00</b>
17-10-305-011-1090   20141101644791   0-073-765-504	

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Warranty Deed – continued

DATED this 30TH day of October, 2013.

Edin Mehanovic  
Edin Mehanovic

Elizabeth Mehanovic  
Elizabeth Mehanovic

STATE OF ILLINOIS )  
  ) SS  
COUNTY OF MCHENRY )

I, CHERYL L. MICHLING, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Edin Mehanovic and Elizabeth Mehanovic, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 30TH day of October, 2013.

Cheryl L. Michling  
Notary Public

Commission Expires: OCTOBER 18, 2016



**PREPARED BY:**  
Craig S. Krandel  
407 Congress Parkway Ste E.  
Crystal Lake, IL 60014

**GRANTEE'S ADDRESS:**  
Chicago Series of Lotus Real Estate Investments, LLC  
P.O. Box 138  
Wonder Lake, IL 60097

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## EXHIBIT A

### LEGAL DESCRIPTION

Unit 3307 together with the exclusive right to use Storage Space S184, a limited common element, and Unit 2202 together with the exclusive right to use Storage Space S95, a limited common element, in The Residences at the Joffrey Tower Condominium, as delineated on the plat of survey of that part the following described parcels of real estate:

Parcel 1:

Lots 25 to 31, inclusive, in Block 9 in Fort Dearborn Addition to Chicago in South West Fractional  $\frac{1}{4}$  of Section 10, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois

which survey is attached as Exhibit C to the Declaration of Condominium recorded January 28, 2008 as document number 0802803105, as may be amended from time to time, together with their undivided percentage interest in the commons elements.

Parcel 2:

Non-exclusive easements appurtenant to and for the benefit of Parcel 1 as created by the Declaration of Covenants, Conditions, Restrictions and Easements for the State Randolph Development, recorded October 19, 2007 as document number 0729260064 for support, ingress and egress, maintenance, utilities, encroachments, elevators and facilities, over the land described therein and as more particularly described and defined therein.

PIN: 17-10-305-022-1183 and 17-10-305-011-1090

Street Address: Unit 3307, 8 E. Randolph Street, Chicago, IL 60601; and  
Unit 2202, 8 E. Randolph Street, Chicago, IL 60601

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## STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated November 18, 2014

Signature: [Signature]  
**Grantor or Agent**

Subscribed and sworn to before me  
By the said Craig S. Kunkel  
This 17 day of November, 2014  
Notary Public [Signature]

OFFICIAL SEAL  
CHERYL L MICHLING  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES 10/18/16

The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date November 18, 2014

Signature: [Signature]  
**Grantee or Agent**

Subscribed and sworn to before me  
By the said Craig S. Kunkel  
This 18th day of November, 2014  
Notary Public [Signature]

OFFICIAL SEAL  
CHERYL L MICHLING  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES 10/18/16

**Note:** Any person who knowingly submits a false statement concerning the identity of a **Grantee** shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to **deed** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)