



Doc#: 1434956043 Fee: \$46.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/15/2014 09:52 AM Pg: 1 of 5

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

194

~~NAME TO:~~  
Jeffrey E. Roshman  
55 W. Monroe - 3950  
Chicago, IL  
60603

NAME/ADDRESS OF TAXPAYER(S):  
Adam Beane  
Devon Beane  
Unit 303  
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):

ADAM BEANE and DEVON BEANE, as tenants by the entity

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: 17-05-115-091-1009

Commonly Known As: Unit 303, 1309 North Ashland Avenue, Chicago, Illinois 60622 - 844

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 6th day of **October**, 2014.

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

By: X   
Michael N. Lerner, Manager

Return to:  
PROPER TITLE, LLC  
400 Skokie Blvd Ste. 380  
Northbrook, IL 60062  
1694-02232

AT 14-2232



# UNOFFICIAL COPY

JOHN LOVETRAN  
As an Agent for Fidelity National Title Insurance Company  
30 GREEN BAY ROAD WINNETKA, IL 60093

Commitment Number: PT14\_02232AA3

## SCHEDULE C PROPERTY DESCRIPTION

Property commonly known as:  
1309 N.ASHLAND AVENUE #303  
CHICAGO, IL 60622  
Cook County

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

### PARCEL 1:

UNIT 303, IN THE ALLIANCE ON ASHLAND CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: LOTS 43 TO 45 IN THOMAS HURFORD'S SUBDIVISION OF THE SOUTH 1/2 OF BLOCK 1 IN THE CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 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 AND AMENDED BY 1425413065, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.



### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-6 AND AN UNDIVIDED 1/3 INTEREST IN THE ROOF AREA, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED S DOCUMENT 0625845053 AND AMENDED BY 1425413065.

PERMANENT INDEX NUMBER: 17-05-115-091-1009

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Property of Cook County Clerk's Office

<b>REAL ESTATE TRANSFER TAX</b>		04-Dec-2014
	<b>COUNTY:</b>	392.50
	<b>ILLINOIS:</b>	785.00
	<b>TOTAL:</b>	1,177.50
17-05-115-091-1009   20131001635097   1-524-265-600		

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		04-Dec-2014
CHICAGO:	5,887.50	
CTA:	2,355.00	
TOTAL:	8,242.50	
17-05-115-091-1009   20141001635097		1-056-158-336

