

THIS INSTRUMENT PREPARED
BY:

Daniel Harris, Esq.
2345 Maple Lane
Highland Park, IL 60035

AFTER RECORDING RETURN
TO:

Forest Park Grove, LLC
191 Waukegan Rd., Suite 202
Northfield, IL 60092

ABOVE SPACE FOR RECORDER'S USE ONLY

Chicago Title/Oak Park



ASSIGNMENT OF GARAGE SPACE

Garage Space 2-P-51 in The Residences at The Grove Condominium

This Assignment of Garage Space is made between Ronald Kucera, Kimberly Cepak, Candace French and Tami Coty ("Assignor") and FOREST PARK GROVE, LLC, an Illinois limited liability company ("Declarant").

RECITALS

Declarant recorded that certain Declaration Condominium Ownership for The Residences at The Grove Midrise Condominium, recorded with the Cook County Recorder on September 22, 2006, as Document No. 0626545035 ("Declaration"). The Plat, which is attached as Exhibit C to the Declaration, delineates various Garage Spaces thereon. Garage Space 2-P-51 (the "Assigned Space") is currently assigned to a Dwelling Unit 2-208 owned by Assignor, which Dwelling Unit is legally described in Exhibit A attached hereto.

Pursuant to Paragraph 3.18 of the Declaration, the Owner of a Dwelling Unit to which a Garage Space is assigned may assign the Garage Space to another Unit following the procedures required under the Illinois Condominium Property Act. Assignor as owner of Dwelling Unit 2-208 desires to assign the Assigned Space to Declarant's Dwelling Unit 2-308 as legally described in Exhibit B attached hereto.

Accordingly, for good and valuable consideration, including Declarant's assignment to Assignor of Garage Space 2-P-94 by separate instrument, the receipt and sufficiency of which is hereby acknowledged, Assignor hereby assigns, transfer and sets over Garage Space 2-P-51 to Declarant, as the owner of Dwelling Unit 2-308, so that the Assigned Space shall now be a Limited Common Element assigned to Dwelling Unit 2-308.

The assignment provided for herein involves no change in the Undivided Interests.

UNOFFICIAL COPY

Dated: February 4, 2015.

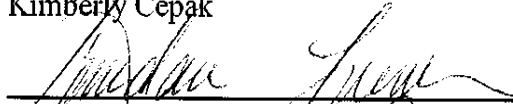
ASSIGNER:



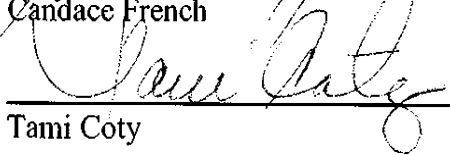
Ronald Kucera



Kimberly Cepak



Candace French



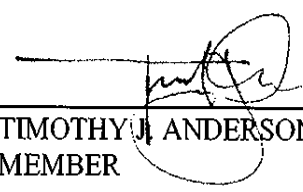
Tami Coty

Property of Cook County Clerk's Office

Declarant hereby accepts the foregoing Assignment on this 4th day of February, 2015.

DECLARANT:

FOREST PARK GROVE, LLC an Illinois limited liability company

By: 

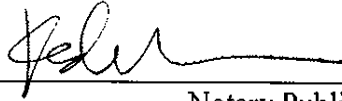
Name: TIMOTHY J. ANDERSON
Title: MEMBER

UNOFFICIAL COPY

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

The undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Timothy J. Anderson, as an authorized signatory of Forest Park Grove, LLC, an Illinois limited liability company ("Company"), personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed and delivered said instrument as their own 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 and Notarial seal this 4th day of February, 2015.



Notary Public

My Commission Expires:

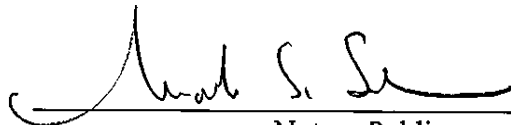
12-21-2016



STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that Ronald Kucera, 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 acknowledged that he/she signed, sealed and delivered instrument as his/her free and voluntary act, for the uses and purposes herein set forth.

GIVEN under my hand and Notarial Seal this 11th day of Feb, 2015.



Notary Public

My Commission Expires:

11/06/17



UNOFFICIAL COPY

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that Kimberly Cepak, 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 acknowledged that he/she signed, sealed and delivered instrument as his/her free and voluntary act, for the uses and purposes herein set forth.

GIVEN under my hand and Notarial Seal this 11th day of February, 2015.

[Signature]
Notary Public

My Commission Expires:

11/06/17



STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that Candace French, 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 acknowledged that he/she signed, sealed and delivered instrument as his/her free and voluntary act, for the uses and purposes herein set forth.

GIVEN under my hand and Notarial Seal this 11th day of February, 2015.

[Signature]
Notary Public

My Commission Expires:

11/06/17

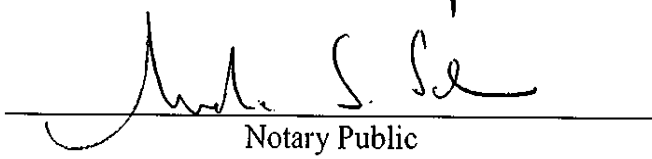


UNOFFICIAL COPY

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that Tami Coty, 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 acknowledged that he/she signed, sealed and delivered instrument as his/her free and voluntary act, for the uses and purposes herein set forth.

GIVEN under my hand and Notarial Seal this 11th day of February, 2015.


Notary Public

My Commission Expires:
11/06/17



Property of Cook County Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION

UNIT NUMBER 2-208 IN THE RESIDENCES AT THE GROVE MIDRISE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF LOT 1, IN THE RESIDENCES AT THE GROVE, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 28, 2005 AS DOCUMENT NUMBER 0536203040, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0626545035, AS AMENDED FROM TIME TO TIME; TOGETHER WITH 1/3 UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PIN No. 15-13-109-056-1078

Address: Unit 208, 7757 Van Buren Street, Forest Park, IL 60130

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EXHIBIT B

LEGAL DESCRIPTION

UNIT NUMBER 2-308 IN THE RESIDENCES AT THE GROVE MIDRISE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF LOT 1, IN THE RESIDENCES AT THE GROVE, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 28, 2005 AS DOCUMENT NUMBER 0536203040, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0626545035, AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PIN No. 15-13-109-050-1096

Address: Unit 308, 7757 Van Buren Street, Forest Park, IL 60130