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15176411600

Prepared by:
Vytenis Lietuvninkas
Attorney at Law
4536 W. 63rd Street
Chicago, IL 60629

Doc#: 1517641160 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/25/2015 12:03 PM Pg: 1 of 2

When recorded return to:
Yondi K. Morris
Attorney at Law
233 South Wacker Drive, Suite 8400
Chicago, Illinois 60606

Mail tax bills to:
Elliot L. Flagg
419 East 45th Place
Chicago, Illinois 60653

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THIS INDENTURE, made this 22nd day of June, 2015, between **Bridgewater, LLC**, a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and, **Elliot L. Flagg and Malika D. Cross Flagg** of Chicago, Illinois, party of the second part, **WITNESSETH**, that the party of the first part, for and in consideration of the sum of TEN AND NO/100 Dollars and other valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, by these presents does **REMISE, RELEASE, ALIEN AND CONVEY** unto the party of the second part, (~~STRIKE INAPPLICABLE LANGUAGE~~) as **Tenants in Common, Joint Tenants, with Right of Survivorship, Husband and Wife, not as Tenants in Common and not as Joint Tenants, but as Tenants by the Entirety** and to grantee's heirs and assigns, **FOREVER**, all the following described land, situated in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 2 IN THE SUBDIVISION OF LOT 17 IN SNOW AND DICKINSON'S SUBDIVISION OF LOT 3 IN CLEAVER AND TAYLOR'S SUBDIVISION OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE EAST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTH 1/2 OF THE SOUTH 1/2 OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent Real Estate Index Number(s): **20-03-415-007-0000**

Address of Real Estate: **419 East 45th Place, Chicago, Illinois 60653**

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in, and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the party of the second part, heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it **WILL WARRANT AND FOREVER DEFEND**.

IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents by its Manager, the day and year first above written.

Subject to taxes for 2014 and thereafter, ant to easements, covenants, conditions and restrictions of record

BRIDGEWATER, LLC
By: **ACP HOLDINGS, INC**
By: _____
Vytenis Lietuvninkas, authorized signer

Y
P
N
S
M

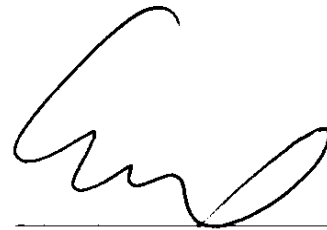
BOX 334 CT

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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 Vytenis Lietuvninkas, authorized signer for Bridgewater, LLC, and 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 severally acknowledged that he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

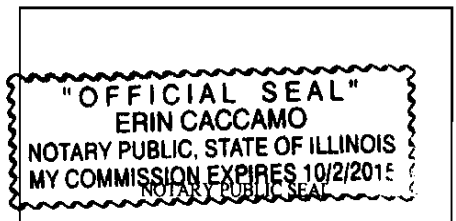
GIVEN under my hand and official seal this 22nd day of June, 2014.



Notary Public

REAL ESTATE TRANSFER TAX		23-Jun-2015
CHICAGO:		2,625.00
CTA:		1,050.00
TOTAL:		3,675.00

20-03-415-007-0000 | 20150601699035 | 0-636-851-072



REAL ESTATE TRANSFER TAX		23-Jun-2015
COUNTY:		175.00
ILLINOIS:		350.00
TOTAL:		525.00

20-03-415-007-0000 | 20150601699035 | 0-422-220-672