



Doc#: 1527901020 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/06/2015 12:57 PM Pg: 1 of 3

**SPECIAL WARRANTY DEED  
(LLC to Individual)**

ABOVE SPACE FOR RECORDER'S USE ONLY

THIS AGREEMENT, made this 26<sup>th</sup> day of June, 2015 between 1611 N. Hermitage, LLC, a Delaware Limited Liability Company, party of the first part, created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois and Brandon Barela and Elise Barela, a married couple, of 860 W Blackhawk, Unit 108, Chicago, Illinois 60647, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of Ten and no/100 Dollars (\$10.00), in hand paid by the party of the second part, the receipt whereof is acknowledged, and pursuant to the authority given by the Manager of said GRANTOR, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second party, not as tenants in common or as joint tenants, but as TENANTS BY THE ENTIRETY, all of the following described real estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

STC01146-28191GE  
1 of 2

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 thereon, 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 said premises as above described unto the party of the second party, its successor 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, its successors 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 encumbered 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 DEFEND, ~~subject to those permitted exceptions set forth on Exhibit A attached hereto and by reference made a part hereof.~~

Permanent Real Estate Index Number(s): 14-31-429-028, 14-31-429-029, 14-31-429-030,  
14-31-429-033, 14-31-429-034

Address(es) of Real Estate: 1611 N. Hermitage, Unit 303, Chicago, Illinois 60622  
Parking Unit P-16

Subject, however, to the general real estate taxes for the year 2014 and thereafter, and all instruments, covenants, conditions, restrictions, applicable zoning laws, ordinances, and regulations of record.

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit set forth in the declaration of condominium; and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining land described therein.

This deed is subject to rights, easements, covenants, restrictions and reservations contained in said declaration the same as though the provisions of said declaration were recited and stipulated at length herein.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

STEWART TITLE  
800 E. DIEHL ROAD  
SUITE 180  
NAPERVILLE IL 60563

SY  
P  
S  
SC  
INT



# UNOFFICIAL COPY

## EXHIBIT A

### LEGAL DESCRIPTION

Parcel 1: Units 303, P-16 in the 1611 N. Hermitage Condominium as delineated on a survey of the following described real estate:

Lots 76, 77, 78, 79, 80 and 81 in John Fitch's Resubdivision of Block 26 in Sheffield's Addition to Chicago in Section 31, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois; Which survey is attached to as Exhibit "C" to the Declaration of Condominium recorded May 28, 2015 as Document Number 1514822052 together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Parcel 2: The exclusive right to the use of S-3, limited common elements, as delineated on the survey attached to the declaration aforesaid, recorded as Document Number 1514822052.

Property of Cook County Clerk's Office