

UNOFFICIAL COPY

WARRANTY DEED
Statutory (Illinois)
(Limited Partnership to Limited
Partnership)

MAIL TO:
Director of Asset Management
Vitus Development II, LLC
1700 Seventh Avenue
Seattle, WA 98101

NAME and ADDRESS of TAXPAYER:
Evergreen Housing Partners, LP
c/o Director of Asset Management
Vitus Development II, LLC
1700 Seventh Avenue
Seattle, WA 98101



Doc#: 1528919160 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/16/2015 03:54 PM Pg: 1 of 5

Above Space for Recorder's Use Only

THE GRANTOR, ABI Housing Partners, LP, a limited partnership 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, for and in consideration of \$10.00 cash in hand paid, and other good and valuable consideration, and pursuant to authority given by the partners of said limited partnership, CONVEYS and WARRANTS to Evergreen Housing Partners, LP, a limited partnership organized and existing under and by virtue of the laws of the State of Illinois having its principal office c/o Vitus Development II, LLC, 1700 Seventh Avenue, Seattle, WA 98101, the following described Real Estate situated in the County of Cook and State of Illinois, to wit:

PARCEL 1:

LOTS 1 THROUGH 6 IN THE SUBDIVISION OF LOTS 18 AND 19 IN BUTTERFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE NORTHWEST 1/4 AND IN THE SOUTH EAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; EXCEPT THAT PART OF SAID LOTS 1 AND 2 LYING NORTHWESTERLY AND ADJOINING THE SOUTHEASTERLY LINE OF SAID LOTS 1 AND 2; LYING NORTHEASTERLY OF AND ADJOINING THE SOUTHEASTWARDLY EXTENSION OF THE WESTERLY LINE OF LOT 2 IN OSCAR MAYER'S RESUBDIVISION OF VARIOUS LOTS AND VACATED ALLEYS IN VARIOUS SUBDIVISIONS IN THE WEST HALF OF THE NORTHEAST QUARTER AND IN THE EAST HALF OF THE NORTHWEST QUARTER OF SAID SECTION 4; AND LYING SOUTH OF AND ADJOINING THE SOUTH LINE OF LOT 2 IN SAID OSCAR MAYER'S RESUBDIVISION, SAID RESUBDIVISION RECORDED NOVEMBER 21, 1980 AS DOCUMENT NUMBER 25677341, IN COOK COUNTY, ILLINOIS.

8977794 CA 3/14

UNOFFICIAL COPY

Permanent Real Estate Index Number(s): 17-04-132-044-0000; 17-04-132-022-0000; 17-04-132045-0000;
17-04-132-047-0000; 17-04-133-059-0000; 17-04-133-060-0000; 17-04-133-061-0000; 17-04-133-062-0000; 17-04-143-075-0000; 17-04-143-076-0000

Address of Real Estate: 425 W. Evergreen Avenue, Chicago, Illinois, 60610-0000

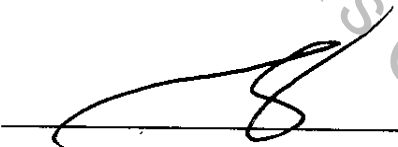
In Witness Whereof, said Grantor has caused its seal to be hereto affixed, and has caused its name to be signed to these presents by the Vice President of the Sole Member and Manger of its Co-General Partner this 16 day of October, 2015.

ABI HOUSING PARTNERS, LP,
an Illinois limited partnership

By: ABI Housing Management, LLC,
an Illinois limited liability company,
its Co-General Partner

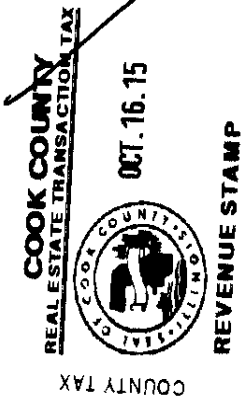
By: Vitus Development New York, LLC,
a Delaware limited liability company,
its Sole Member and Manager

By: Vitus Development, LLC,
a Delaware limited liability company,
its Managing Member

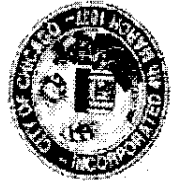
By: 
Scott O. Langan, Vice President

REAL ESTATE TRANSFER TAX	09750.00	FP 103042
-----------------------------	----------	-----------

000025506




Real Estate
Transfer
Stamp
\$204,750.00
Batch 10,674,828



City of Chicago
Dept. of Finance
695984

10/16/2015 15:25
37874

This instrument was prepared by:
Michael Kass
VLP Law Group, LLP
739 Calmar Avenue
Oakland, CA 94610

STATE TAX	STATE OF ILLINOIS	REAL ESTATE TRANSFER TAX
	OCT. 16. 15	19500.00
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 000025506	FP 103037

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

The foregoing instrument was acknowledged before me this October 14th, 2015, by Scott O. Langan, Vice President of Vitus Development, LLC, a Delaware limited liability company, the Managing Member of Vitus Development New York, LLC, a Delaware limited liability company, the Sole Member and Manager of ABI Housing Management, LLC, an Illinois limited liability company, the Co-General Partner of ABI HOUSING PARTNERS, LP, an Illinois limited partnership on behalf of the partnership.

Jean B. Guzik

Notary Public

My Commission Expires:

8/2/18



County of Cook County Office

UNOFFICIAL COPY

ALSO THAT PART OF LOT 2 IN SAID OSCAR MAYER'S RESUBDIVISION LYING WEST OF A LINE DRAWN PERPENDICULAR TO THE NORTH LINE OF SAID LOT 2, SAID PERPENDICULAR LINE BEGINNING AT A POINT WHICH IS 109.75 FEET, AS MEASURED ALONG SAID NORTH LINE, WEST OF THE NORTHEAST CORNER OF SAID LOT 2 AND TERMINATING AT THE SOUTHWEST CORNER OF SAID LOT 2.

PARCEL 2:

LOTS 11 THROUGH 20 (EXCEPT PART OF LOTS 19 AND 20 TAKEN FOR HURLBUT STREET) IN SULLIVAN'S SUBDIVISION OF LOT 6 IN BUTTERFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE NORTHWEST 1/4 AND IN THE SOUTH EAST 1/4 OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

ALSO

LOTS 11 THROUGH 15 IN HEIN'S SUBDIVISION OF LOTS 7 AND 20 IN BUTTERFIELD'S ADDITION TO CHICAGO, AFORESAID;

ALSO

LOTS 17 THROUGH 24 (EXCEPT THAT PART OF LOTS 21, 22, 23 AND 24 TAKEN FOR HURLBUT STREET) IN THE SUBDIVISION OF SUBLOTS 17 TO 27 IN HEIN'S SUBDIVISION OF LOTS 7 AND 20 IN BUTTERFIELD'S ADDITION TO CHICAGO, AFORESAID;

ALSO

LOTS 1, 2 AND 3 (EXCEPT THAT PART OF SAID LOTS TAKEN FOR HURLBUT STREET) IN THE SUBDIVISION OF LOT 21 IN BUTTERFIELD'S ADDITION TO CHICAGO, AFORESAID.

PARCEL 3:

LOT 25 (EXCEPT PART TAKEN FOR STREET) AND ALL OF LOTS 26 TO 48, BOTH INCLUSIVE, IN THE SUBDIVISION OF LOTS 2, 3 AND 4 IN BUTTERFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE NORTHWEST 1/4 AND IN THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

ALSO

ALL OF THE NORTH-SOUTH 10 FEET VACATED ALLEY LYING EAST OF AND ADJOINING LOT 44 TOGETHER WITH ALL OF THE EAST-WEST VACATED ALLEY, 10 FEET WIDE, LYING SOUTH OF AND ADJOINING LOT 25 (EXCEPT PART TAKEN FOR STREET) AND SOUTH AND ADJOINING LOTS 26 THROUGH 45 AND THE SOUTH LINE OF LOTS 44 AND 45 EXTENDED, ALL IN THE SUBDIVISION OF LOTS 2, 3 AND 4 IN BUTTERFIELD'S ADDITION TO CHICAGO, AFORESAID;

ALSO

UNOFFICIAL COPY

LOTS 11 THROUGH 22 (EXCEPT PART OF LOTS 20, 21 AND 22 TAKEN FOR HURLBUT STREET AND ALSO EXCEPT THE SOUTH 6 FEET OF LOTS 11 THROUGH 20 TAKEN FOR WEST SULLIVAN STREET) IN ASSESSOR'S DIVISION OF LOT 5 IN BUTTERFIELD'S ADDITION TO CHICAGO, AFORESAID.

PARCEL 4:

ALL THAT PART OF VACATED WEST SULLIVAN STREET FROM ITS INTERSECTION WITH THE EAST LINE OF NORTH CLEVELAND AVENUE AND EXTENDING EASTWARD TO THE NORTHERLY EXTENSION OF EAST LINE OF NORTH HUDSON AVENUE, NOW VACATED;
ALSO

ALL THAT PART OF VACATED WEST GOETHE STREET STARTING AT A POINT 12.64 FEET NORTHEASTERLY FROM ITS INTERSECTION WITH THE EAST LINE OF NORTH CLEVELAND AVENUE AND EXTENDING NORTHEASTERLY AND EASTERLY TO THE NORTHERLY EXTENSION OF THE EAST LINE OF THAT PART OF LOT 2 IN OSCAR MAYER'S RESUBDIVISION AFORESAID DESCRIBED IN PARCEL 1 HEREOF; TOGETHER WITH THE NORTH 1/2 OF VACATED WEST GOETHE STREET FROM THE NORTHERLY EXTENSION OF THE EAST LINE OF THAT PART OF LOT 2 IN OSCAR MAYER'S RESUBDIVISION AFORESAID AND EXTENDING EASTERLY TO THE SOUTHERLY EXTENSION OF THE EAST LINE OF VACATED NORTH HUDSON AVENUE;

ALSO

ALL THAT PART OF VACATED NORTH HUDSON AVENUE FROM ITS INTERSECTION WITH THE NORTH LINE OF VACATED GOETHE STREET AND EXTENDING NORTHWARD TO THE NORTH RIGHT OF WAY LINE OF VACATED NORTH SULLIVAN STREET;

ALL AS SAID STREETS WERE CLOSED TO THROUGH VEHICULAR TRAFFIC BY THE ORDINANCE PASSED OCTOBER 6, 1982 AND SHOWN AT PAGES 12732 AND 12733 IN THE CITY COUNCIL OF CHICAGO JOURNAL, AND VACATED BY THE ORDINANCE RECORDED OCTOBER 25, 1982 AS

DOCUMENT NUMBER 26390044, IN COOK COUNTY, ILLINOIS.

- 425 W. Evergreen Avenue
- Chicago, IL 60610
- 17-04-132-022-0000
- 17-04-132-044-0000
- 17-04-132-045-0000
-
- 17-04-132-047-0000
- 17-04-133-059-0000
- 17-04-133-060-0000
- 17-04-133-061-0000
- 17-04-133-062-0000
- 17-04-143-075-0000
- 17-04-143-076-0000