

# UNOFFICIAL COPY



This instrument was prepared by:  
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Robbins, Salomon & Patt, Ltd.  
180 N. LaSalle Street, Suite 3300  
Chicago, Illinois 60601

Doc#: 1604118004 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/10/2016 09:11 AM Pg: 1 of 3

After recording, please mail to:  
DONALD C. BATTAGLIA, ESQ.  
5543 W. Diversey  
Chicago, Illinois 60639

Mail Subsequent Tax Bills to:  
CLARK ORLEANS HOLDINGS, INC.

2036 N. CLARK  
CHICAGO, IL 60614

671-6684778 5561361872

## WARRANTY DEED Statutory (Illinois)

THE GRANTOR, **PETPARK, LLC**, an Illinois limited liability company, for and in consideration of TEN and no/100ths (\$10.00) Dollars and other good and valuable consideration in hand paid, hereby **CONVEY and WARRANT** to **CLARK ORLEANS HOLDINGS, INC.** an Illinois corporation, GRANTEE, the following described Real Estate situated in the COUNTY of COOK, in the STATE of ILLINOIS, to-wit:

PARCEL 1: THE NORTHEAST 1/4 (EXCEPT THAT PART THEREOF TAKEN AND USED FOR LANE PLACE, NOW COMMONLY KNOWN AS NORTH ORLEANS STREET) OF LOT 4 IN THE CHRISTIAN KUHN'S SUBDIVISION OF BLOCK 31 IN THE CANAL TRUSTEES' SUBDIVISION OF THE NORTH 1/2 AND THE NORTH 1/2 OF THE SOUTHEAST 1/4 AND THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THAT PART OF SUB-LOT 3, LYING EAST OF LANE PLACE (NOW COMMONLY KNOWN AS NORTH ORLEANS STREET) OF THE SUBDIVISION OF LOT 3 IN CHRISTIAN KUHN'S SUBDIVISION OF BLOCK 31 IN THE CANAL TRUSTEES' SUBDIVISION OF THE NORTH 1/2 AND THE NORTH 1/2 OF THE SOUTHEAST 1/4 AND THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: General taxes not yet due or payable; installments, if any, not due at the date hereof of any special tax or assessments for improvements heretofore completed; building lines and building and liquor restrictions of record so long as they do not interfere with the use of the premises as it is currently being used; private, public and utility easements; covenants and restrictions of record which do not interfere with the present use of the land; party wall rights and agreements, if any; roads and highways; the Leases described in Exhibit A hereto; and any acts done or suffered by or through the Grantee.

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

PROPERTY: 2036 North Clark Street, Chicago, IL 60614  
PIN: 14-33-208-005-0000; 14-33-208-006-0000

CLARK ORLEANS

1/15/16  
3

DATED this 15<sup>th</sup> day of February, 2016. **UNOFFICIAL COPY**

PETPARK, LLC, an Illinois limited liability company

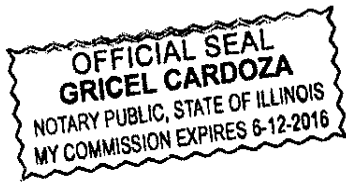
By: [Signature]  
DAVID CRAWFORD

Its: **Manager**


State of ILLINOIS )  
County of Cook ) SS

I, the undersigned, a Notary Public in and for said County, the State aforesaid, DO HEREBY CERTIFY that DAVID CRAWFORD, not personally, but as Manager of PETPARK, LLC, personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 15<sup>th</sup> day of Feb., 2016





[Signature]  
NOTARY PUBLIC

REAL ESTATE TRANSFER TAX	10-Feb-2016
 CHICAGO:	30,000.00
CTA:	12,000.00
<b>TOTAL:</b>	<b>42,000.00</b>

14-33-208-005-0000 | 20151201656909 | 0-527-823-424

\* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX	10-Feb-2016
 COUNTY:	2,000.00
 ILLINOIS:	4,000.00
<b>TOTAL:</b>	<b>6,000.00</b>

14-33-208-005-0000 | 20151201656909 | -205-858-880

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## EXHIBIT A THE LEASES

- 1) Lease dated January 8, 2013 by and between PETPARK, LLC and USA Parking, LLC (n/k/a Buddy's Parking Company LLC) <sup>a</sup>
- 2) Lease ~~dated~~ filed in Warranty Deed, recorded Feb 6, 2013 in doc 130371203X by and between PETPARK, LLC and PNC Bank.

Property of Cook County Clerk's Office