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Freedom Title Corporation
2750 Hickory Road
Suite 410
Rolling Meadows IL 60008

6715982
115



Doc#: 1606049247 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/29/2016 02:37 PM Pg: 1 of 4

SPECIAL WARRANTY DEED

THE GRANTOR, River North Retail, LLC, an Illinois limited liability company, of the City of Chicago, County of Cook and State of Illinois, for and in consideration of Ten and 00/100 Dollars (\$10.00), CONVEYS and WARRANTS to GRANTEE, River North Retail Holding, LLC, a Delaware limited liability company, having an address at c/o The Lord Companies, 1030 North Clark Street, Suite 300, Chicago, Illinois 60610, all of Grantor's right, title and interest in, to and under the following described real estate situated in the County of Cook in the State of Illinois, to wit:

Address of Real Estate: Huron Street Commercial Condominium Units 1 and 2A located at 217 and 233 West Huron Street, Chicago, Illinois 60654

Legal Description: See Exhibit A attached hereto and made a part hereof


PINs: 17-09-216-019-1001; 17-09-216-019-1011

Dated this 11 day of February, 2016

RIVER NORTH RETAIL, LLC,
an Illinois limited liability company



By: [Signature]
TLC Huron, LLC,
an Illinois limited liability company,
its manager

By: [Signature]
Name: Keith E. Lord
Title: Manager

REAL ESTATE TRANSFER TAX		25-Feb-2016
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

17-09-216-019-1001 | 20160201068853 | 1-726-605-888

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

REAL ESTATE TRANSFER TAX		25-Feb-2016
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

17-09-216-019-1001 | 20160201668853 | 0-726-391-360

Exempt under provisions of Paragraph E, Section 200/31-45, Real Estate Transfer Tax Act.

2/11/2016
Date

[Signature]
Agent for Grantor and Grantee

[Handwritten mark]

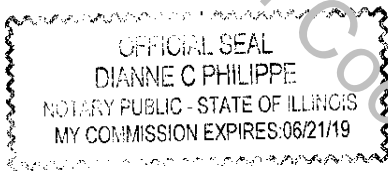
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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Keith E. Lord, the manager of TLC Huron, LLC, an Illinois limited liability company, which is the manager of River North Retail, LLC, an Illinois limited liability company, 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 signed and delivered said instrument as his own free and voluntary act, and as the free and voluntary act of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal this 11 day of February, 2016.

SEAL



Dianne C. Philippe
Notary Public

This document was prepared by and after recording mail to:

Mark S. Litner, Esq.
Jaffe & Berlin, LLC
111 West Washington Street
Suite 900
Chicago, Illinois 60602

Send subsequent tax bills to:

River North Retail Holding, LLC
c/o The Lord Companies, LLC
1030 North Clark Street
Suite 300
Chicago, Illinois 60610

Property of Cook County Clerk's Office

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EXHIBIT A

Legal Description

UNITS 1 AND 2A IN THE HURON STREET COMMERCIAL CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0624245139 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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STATEMENT BY GRANTOR AND GRANTEE

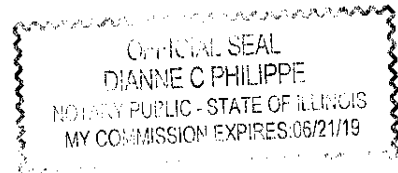
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: February 11, 2016

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me by said grantor this 11 day of February, 2016.

Notary Public: [Handwritten Signature]



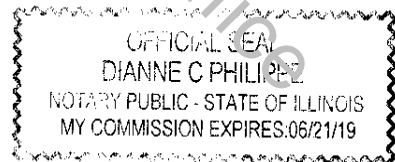
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: February 11, 2016

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by said grantee this 11 day of February, 2016.

Notary Public: [Handwritten Signature]



Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]