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DEED OF CONVEYANCE

CONDOMINIUM DEED

THIS INDENTURE, made this 17th day of MAY, 2016, between 1134 WRIGHTWOOD LLC, with a mailing address of 1165 N CLARK ST STE 700, CHICAGO, IL 60610-2821, 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 CRAIG S. CAMPBELL AND JENNIFERA CAMPBELL, party of the



Doc#: 1614819105 Fee: \$68.00
 RHSP Fee: \$9.00 RPRF Fee: \$1.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 05/27/2016 12:29 PM Pg: 1 of 4

HUSBAND AND WIFE
 second part, **NOT AS JOINT TENANTS OR TENANTS IN COMMON, BUT AS TENANTS BY THE ENTIRETY**

WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and No/100 (10.00) Dollars and other valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Manager and/or Officers of said company, by these presents does CONVEY AND WARRANT unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and State of Illinois known and described as follows, to wit:

1134 W WRIGHTWOOD AVE UNIT 1, CHICAGO, IL 60614-1315

FIDELITY NATIONAL TITLE CH15031074

PARCEL 1:

UNIT 1 IN THE 1134 W WRIGHTWOOD CONDOMINIUMS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE EAST 17 1/2 FEET OF LOT 34 IN LILL'S SUBDIVISION OF BLOCK 2 IN WILLIAM LILL AND HEIRS OF DIVERSEY'S SUBDIVISION OF OUTLOTS 11 AND 12 IN CANAL TRUSTEE'S SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED ~ AS DOCUMENT NUMBER ~; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE ~, A LIMITED COMMON ELEMENT AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM AFORESAID.

SEE ATTACHED

REAL ESTATE TRANSFER TAX		25-May-2016
	COUNTY:	341.50
	ILLINOIS:	683.00
	TOTAL:	1,024.50

14-29-409-028-0000 | 20160401688901 | 0-504-092-992

REAL ESTATE TRANSFER TAX		25-May-2016
	CHICAGO:	5,122.50
	CTA:	2,049.00
	TOTAL:	7,171.50 *

14-29-409-028-0000 | 20160401688901 | 0-703-949-120
 * Total does not include any applicable penalty or interest due.

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Grantor also hereby Grants to the Grantee, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

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

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, their 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 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: (i) general real estate taxes for 2015 ^{and subsequent years} and subsequent years; (ii) applicable zoning and building laws and building line restrictions, and ordinances; (iii) all rights, easements, restrictions, conditions, and reservations of record or contained in the Declaration and a reservation by 1134-36 W WRIGHTWOOD Condominium Association to itself and its successors and assigns, for the benefit of all Unit Owners (as such term is defined in the Declaration); (iv) utility easements of record; (v) the Condominium Property Act of Illinois (the "Act"); (vi) acts done or suffered by the Grantee or anyone claiming by, through or under the Grantee; (vii) streets and highways, if any; and (viii) such other matters as to which the title insurer commits to insure Grantee against loss or damage.

The tenant of the Unit either waived or failed to exercise the right of first refusal with respect to the subject Unit.

Permanent Real Estate Index Number: 14-29-409-028-0000

Address of real estate: 1134 W WRIGHTWOOD AVE UNIT 1, CHICAGO, IL 60614-1315

14-29-409-056-1003
County Clerk's Office

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IN WITNESS WHEREOF, Michael Vesole, as manager 1134 WRIGHTWOOD LLC has executed this instrument as of the day and year first above written.

By: [Signature]
Name: Michael Vesole
Its: Manager

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, Kimberly J. Kowal, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael Vesole who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Manager of said company, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said company for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 4th day of May, 2016



[Signature]
Notary Public

This instrument was prepared by:

Mark Edison
1415 W. 22nd Street Tower Floor
Oak Brook, Illinois

After Recording Mail to:

Craig 40 Jennifer Campbell
1134 Wrightwood Ave. #1
Chicago, IL 60614

Send Subsequent Tax Bills To:

Craig 40 Jennifer Campbell
1134 W. Wrightwood #1
Chicago, IL 60614

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EXHIBIT "A"

Order No.: CH15031074

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UNIT 1 IN THE 1134 W WRIGHTWOOD CONDOMINUMS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

THE EAST 17 1/2 FEET OF LOT 34 IN LILL'S SUBDIVISION OF BLOCK 2 IN WILLIAM LILL AND HEIRS OF DIVERSEY'S SUBDIVISION OF OUTLOTS 11 AND 12 IN CANAL TRUSTEE'S SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 2, 2015 AS DOCUMENT NUMBER 1530619106; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE ~, A LIMITED COMMON ELEMENT AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM AFORESAID.

Property of Cook County Clerk's Office