

UNOFFICIAL COPY



Doc#: 1616110131 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/09/2016 12:46 PM Pg: 1 of 2

WARRANTY DEED

1 cell 2 CND 16SA466364CP

ALEC SIPKOVSKY, a single person ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS unto **CF REAL ESTATE IL, LLC-SERIES N. DAMEN**, an Illinois limited liability company ("Grantee"), all the following described real estate situated in the County of Cook in the State of Illinois, to wit:

* a series of CF Real Estate IL, LLC

UNIT 1058-2F IN THE TEN56 CONDOMINIUMS AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1 AND 2 IN THE SUBDIVISION OF THE NORTH 1/2 OF BLOCK 8 IN SUFFERN'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM, RECORDED AS DOCUMENT 0826216037, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS. *as amended from time to time*

Permanent Real Estate Index Number(s): 17-06-311-047-1007

Address of Real Estate: 1058 North Damen Avenue, #2F
Chicago, Illinois 60622

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

Grantor's warranties are subject to: covenants, conditions, and restrictions of record; public and utility easements; and general real estate taxes not yet due and payable.

In Witness Whereof, Grantor has caused its name to be signed to these presents this 2 day of June, 2016.

Alec Sipkovsky

REAL ESTATE TRANSFER TAX		07-Jun-2016
	CHICAGO:	1,593.75
	CTA:	637.50
	TOTAL:	2,231.25

17-06-311-047-1007 | 20160501609832 | 1-036-289-344
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		07-Jun-2016
	COUNTY:	106.25
	ILLINOIS:	212.50
	TOTAL:	318.75

17-06-311-047-1007 | 20160501609832 | 2-110-031-168

S
P 2
S N
SC Y
ST D

Box 334

Chicago Title

WA

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY THAT, Alec Sipkovsky, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, signed and delivered this instrument as his or her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and under this seal this 2 day of June, 2016



Notary Public

Commission expires:



Name and Address of Taxpayer
and Send Subsequent Tax Bills
to:

Prepared by:

Return to after recording:

CF Real Estate IL, LLC
1 South Wacker Drive,
Ste. 3200
Chicago, Illinois 60606
Attn: Brad Couri

Michael S. Friman, Esq.
McCormick & Friman, LLC
2 North LaSalle Street
Ste. 1250
Chicago, Illinois 60602

Phillip A. Couri, Esq., Esq.
552 Lincoln Avenue
Ste. 2
Winnetka, Illinois 60093

Property of Cook County Clerk's Office