

UNOFFICIAL COPY

WARRANTY DEED



Mail to
 RADIANT STAR ENTERPRISES
 11904 IH 35N
 AUSTIN TX 78753-2412
 Send subsequent tax bills to:
 RADIANT STAR ENTERPRISES
 11904 IH 35N
 AUSTIN TX 78753-2412

Doc# 1703713033 Fee \$40.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/06/2017 11:18 AM PG: 1 OF 2

The Grantor Charisse Witherspoon, for and in consideration of Ten and NO/100 (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to RADIANT STAR ENTERPRISES, LLC, a Texas Limited Liability Company, the following described Real Estate situated in County of Cook, in the State of Illinois, to wit:

Exhibit "A" Attached

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

SUBJECT TO, IF ANY: Covenants, conditions, and restrictions of record: public and utility easements; existing leases and tenancies; special governmental taxes or assessments not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes or the 2nd Installment 2014 and subsequent years.

PIN: 17-16-206-033-1255

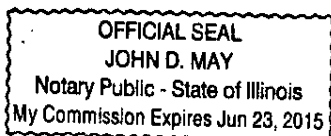
Address: 8 W. Monroe St. ~~P099~~ Chicago, IL 60603-1409
 # P-99

Dated this 31st day of March, 2015

Charisse Witherspoon

I, The undersigned, a Notary Public in and for said County, in State aforesaid, DO HEREBY certify that Charisse Witherspoon, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument, appeared before me the day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free will 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 1st day of March, 2015



Notary Public

This instrument was prepared by Russell C. Wirbicki, 33 West Monroe Street, Ste 1140, Chicago IL 60603

CCRD REVIEWER

UNOFFICIAL COPY**EXHIBIT "A"**

PARCEL 1: UNIT P-99 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN METROPOLIS CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0610912071 IN THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


PARCEL 2: PERMANENT AND NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF EASEMENTS, COVENANTS AND PARTY WALL AGREEMENT RECORDED JUNE 16, 2004 AS DOCUMENT 0416811234 AND AMENDMENT THERETO RECORDED JUNE 25, 2004 AS DOCUMENT 0417742330.

PARCEL 3: EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE RECIPROCAL EASEMENT AND OPERATING AGREEMENT RECORDED JUNE 16, 2004 AS DOCUMENT 0416811235.

PARCEL 4: EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE EASEMENT AGREEMENT RECORDED JANUARY 6, 2006 AS DOCUMENT 0600610119



GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID AND THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS AFORESAID AND SAID 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 DECLARATIONS THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATIONS WERE RECITED AND STIPULATED AT LENGTH HEREIN.

REAL ESTATE TRANSFER TAX		06-Feb-2017
	CHICAGO:	90.00
	CTA:	36.00
	TOTAL:	126.00

17-16-206-033-1261 | 20170201609274 | 0-163-906-240

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

REAL ESTATE TRANSFER TAX		06-Feb-2017
	COUNTY:	6.00
	ILLINOIS:	12.00
	TOTAL:	18.00

17-16-206-033-1261 | 20170201609274 | 0-480-099-520