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WARRANTY DEED

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CT/17NW7126454NS
NSK DV

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Doc# 1714213064 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/22/2017 12:19 PM PG: 1 OF 2

Grantor, **JAMES C. BURNS**, a single man, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the Grantee, **512 W. BELDEN, LLC**, an Illinois limited liability company, of 4043 N. Ravenswood Ave., #210, Chicago, IL 60613, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT 2E IN 512 BELDEN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1 AND 2 IN EMERSON'S SUBDIVISION OF THE SOUTH 1/2 OF LOT 2 IN BLOCK 5 IN CANAL TRUSTEE'S SUBDIVISION IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 24912733 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Tax Number: **14-33-104-085-1015**
Address of Real Estate: **512 W. Belden, Unit 2E, Chicago, Illinois 60614**

SUBJECT TO: General real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

Dated this 10th day of April, 2017.

JAMES C. BURNS

REAL ESTATE TRANSFER TAX 17-May-2017

COUNTY:	162.75
ILLINOIS:	325.50
TOTAL:	488.25

14-33-104-085-1015 | 20170401633593 | 1-119-413-952

REAL ESTATE TRANSFER TAX 17-May-2017

CHICAGO:	2,441.25
CTA:	976.50
TOTAL:	3,417.75 *

14-33-104-085-1015 | 20170401633593 | 0-140-833-216

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

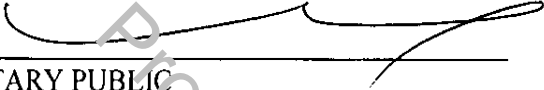
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STATE OF Illinois)
) SS.
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that **JAMES C. BURNS**, is the same person whose name is subscribed to the foregoing instrument, and that he 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.

Given under my hand and notarial seal this 10 day of April, 2017.



NOTARY PUBLIC



Prepared By:
Scott A. Weinstein, Esq.
Kovitz Shifrin Nesbit
175 N. Archer
Mundelein, IL 60060

After Recording Mail to:
Samuel J. Tamkin
Attorney at Law
361 Park Avenue, Ste. 200
Glencoe, IL 60022

Send Subsequent Tax Bills to:
512 W. Belden, LLC
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Chicago, IL 60613

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