

UNOFFICIAL COPY

Prepared By:
Bruce N. Tinkoff
TINKOFF, POPKO and ASSOCIATES
413 East Main Street
Barrington, Illinois 60010

Doc#: 1716316125 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/12/2017 09:51 AM Pg: 1 of 3

Return To:
Judy L. DeAngelis
767 Walton Lane
Grayslake, Illinois 60030

Dec ID 20170501664960
ST/CO Stamp 1-114-567-104 ST Tax \$395.00 CO Tax \$197.50
City Stamp 1-909-805-504 City Tax: \$4,147.50

Mail Tax Bills To:
NEIL FLAHERTY
860 W. Blackhawk Street, Unit 701
Chicago, Illinois 60642

WARRANTY DEED

THE GRANTOR, ADAM C. GEENEN, married to Lauren Geenen, formerly known as Lauren Reilly of 110 St. Charles Road of the City of Elmhurst County of DuPage, State of Illinois, for and in consideration of TEN and no/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to:

NEIL FLAHERTY, an unmarried individual,
of 1350 W. Fullerton, Chicago, Illinois 60614,

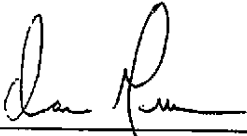
the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:


***** SEE EXHIBIT A FOR LEGAL DESCRIPTION *****

Permanent Index Number (PIN): 17-05-214-022-1011

Address(es) of Real Estate: 860 W. Blackhawk Street, Unit 701, Chicago, Illinois 60642

DATED this 8 day of June, 2017.

x  (seal)
Adam C. Geenen

x  (seal)
Lauren Geenen, f/k/a
Lauren Reilly

Chicago Title 175702850LZ (1982)
Robin Ltd

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STATE OF ILLINOIS)
COUNTY OF COOK) ss

I, **THE UNDERSIGNED**, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Adam C. Geenen and Lauren Geenen, formerly known as Lauren Reilly, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 8 day of June, 2017.



Commission Expires:

Danielle M. Tinkoff

Notary Public

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

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EXHIBIT A

Legal Description for the property commonly known as:

Unit 701, 860 West Blackhawk, Chicago, Illinois 60642

Parcel 1:

Unit 701 in the SoNo West Condominium as delineated on a Survey of the following described land: part of Lots 16-25, both inclusive, together with part of the vacated alley East and adjoining, part of the vacated alley North and adjoining, and part of vacated Blackhawk Street South and adjoining, which Survey is attached as Exhibit C to the Declaration of Condominium recorded as Document Number 083114510, as amended from time to time, together with its undivided interest in the Common Elements, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

The exclusive right to the use of Parking Space P-25, a Limited Common Element as delineated on the Survey attached to the Declaration aforesaid.

Parcel 3:

The exclusive right to the use of Storage Space S-68, a Limited Common Element as delineated on the Survey attached to the Declaration aforesaid.

Parcel 4

Driveway Easement for ingress and egress for the benefit of Parcel 1 as set forth in Declaration of Driveway Easements (SoNo West - SoNo East) executed by Furniture L.L.C., an Illinois limited liability company and recorded October 4, 2006 as Document 0627742156, as amended and restated in Amended and Restated Declaration of Driveway Easements dated as of October 30, 2008 and recorded October 31, 2008 as Document 0830518059.

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