

# UNOFFICIAL COPY

17ST01184 LP  
LP 602

WARRANTY DEED  
ILLINOIS STATUTORY

LLC TO ~~JOINT~~ TENANTS

By The Entirety

Doc#: 1721515144 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/03/2017 11:50 AM Pg: 1 of 3

Dec ID 20170701698191  
ST/CO Stamp 1-620-769-216 ST Tax \$720.00 CO Tax \$360.00  
City Stamp 0-011-861-440 City Tax: \$7,560.00

CTIC No.: 17ST-01184 LP

THE GRANTOR, **DEVELOPMENT GROUP, LLC**, created and existing under and by virtue of the laws of the State of IL and duly authorized to transact business in the state of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Managers of said limited liability company, CONVEY(S) and WARRANT(S) to **MICHAEL FELDMAN** and **KRSTEN WU** of 121 WEST CHESTNUT, UNIT 3502, CHICAGO, ILLINOIS of the County of COOK, the following described Real Estate situated in the County of COOK in the State of IL, to wit:

of Husband + Wife  
See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: General taxes and assessments for the year 2016 and subsequent years, which are not yet due and payable.

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

TO HAVE AND TO HOLD said premises as ~~Joint Tenants forever~~ <sup>By The Entirety</sup>

Permanent Real Estate Index Number(s): 17-06-203-002-0000

Address(es) of Real Estate: 1547 NORTH WOOD STREET, UNIT ONE  
CHICAGO, ILLINOIS 60627 22

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Managing Member, this:

28<sup>th</sup> day of July, 2017

DEVELOPMENT GROUP, LLC

By:   
CHRISTOPHER M. DELEEJW, Managing Member



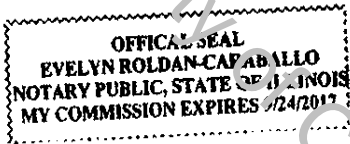
# UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK

SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that **CHRISTOPHER M. DELEEUW**, personally known to me to be the Managing Member of the **DEVELOPMENT GROUP, LLC**, and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such **CHRISTOPHER M. DELEEUW** signed delivered the said instrument, pursuant to authority given by the Managers of said limited liability company, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal this 28<sup>th</sup> day of July, 20 17.



Evelyn Roldan-Capaballo  
Notary Public

Prepared by:  
Novit and Novit, LLC  
100 N. LaSalle Street  
Suite 1700  
Chicago, IL 60602

Mail to:  
Jonathan Aron  
180 N Michigan Ave 2105  
Chicago IL 60601

Name and Address of Taxpayer:  
Michael Fellman  
1847 N Wood St  
Chicago IL 60622

Property Cook County Clerk's Office

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

Order No.: 17ST01184LP

**For APN/Parcel ID(s): 17-06-203-002-0000**

---

**Parcel 1:**

Unit number 1 in the 1547 North Wood Condominium, as delineated on a survey of the following described tract of land:

Lot 29 in Block 2 in McReynolds Subdivision in the East 1/25 of the North East 1/4 of Section 6, Township 39 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 1720719024, as amended from time to time, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

**Parcel 2:**

The exclusive right to the use of the parking space P-1 as a limited common element as delineated on a survey attached to the Declaration aforesaid recorded as document 1720719024.

"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 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 provision of said declaration were recited and stipulated at length herein."