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This Instrument Prepared by:
Neal M. Ross, Esq.
670 N. Clark St., Suite 300-W
Chicago, Illinois 60654

Doc# 1725841028 Fee \$42.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 09/15/2017 09:49 AM PG: 1 OF 3

After Recording Return to:
Frank J. Ryan, Esq.
P.O. Box 156
Oak Forest, IL 60452

Send Subsequent Tax Bills to:
Sylvia Mitulescu
15723 Pissy Lane #87
OAK FOREST, IL 60452

This space reserved for Recorder's use only.

SPECIAL WARRANTY DEED

This Indenture is made as of September 8 2017, between River North Properties Series LLC - Investments, an Illinois series limited liability company ("Grantor"), and Sylvia Mitulescu ("Grantee"), whose address is 5425 Christopher Dr., Oak Forest, IL 60452;

WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, by the Grantee, the receipt and sufficiency whereof is hereby acknowledged, by these presents does GRANT, BARGAIN, SELL AND CONVEY with special warranty covenants unto Grantee, and its successors and assigns, FOREVER, all of the following described real estate, situated in the County of Cook and State of Illinois:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

TOGETHER WITH all hereditaments and appurtenances thereto belonging, or in any way appertaining, and the reversion or reversions, remainder or remainders, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of Grantor, either in law or equity of, in and to the above described premises;

TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto Grantee, forever.

And Grantor, for itself, and its successors, does covenant, promise and agree to and with Grantee, its successors and assigns, that Grantor has not done or suffered to be done, anything whereby the premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that it WILL WARRANT AND FOREVER DEFEND the premises against all persons lawfully claiming, or to claim the same, by, through or under it, subject only to the matters set forth above.

IN WITNESS WHEREOF, Grantor has signed these presents as of the day and year first above written.

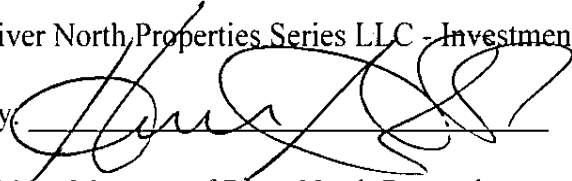
S Y
P B
S N
SC Y
INT MB

BOX 333 CTI

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River North Properties Series LLC - Investments

By: _____

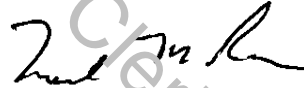


Title: Manager of River North Properties Series, LLC

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, NEAL M ROSS, a Notary Public in and for the County and State aforesaid, do hereby certify that Humera Khan A/K/A Humera Aliuddin A/K/A Humera Aliuddin Khan, Manager of River North Properties Series, LLC, an Illinois series limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument in such capacity, appeared before me this day in person and acknowledged that she signed and delivered the foregoing instrument as her own free and voluntary act and as the free and voluntary act of such company, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this September 8, 2017.



Notary Public

My Commission Expires:



REAL ESTATE TRANSFER TAX		11-Sep-2017
COUNTY:		36.50
ILLINOIS:		73.00
TOTAL:		109.50
28-17-416-009-1091	20170901619891	0-248-228-800

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EXHIBIT "A"

Unit 8-7 in Shibui South Condominium, as delineated on a Plat of survey of the following described tract of Land:

Part of the West 3/4 of the West 1/2 of the Southeast 1/4 of the Southeast 1/4 of Section 17, Township 36 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois; which Plat of survey is attached as exhibit "A" to the declaration of condominium recorded March 5, 1993 as document number 93168945, as amended from time to time; together with its undivided percentage interest in the common elements.

SUBJECT TO: Declaration of Condominium/Covenants, Conditions, and Restrictions ("Declaration/CCR's") and all amendments; public and utility easements including those established or implied from the Declaration/CCR's or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Illinois Condominium Property Act, as amended; installments due after the date of Closing of general assessments established pursuant to the Declaration/CCR's; general real estate taxes not yet due or payable.

PIN#: 28-17-416-009-1091

Property Address: 15723 Peggy Lane, Unit 8-7, Oak Forest, IL 60452

LN APT

Unit 8-7

Property of Cook County Clerk's Office