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1736245082D

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MELTZER, PURTILL & STELLE LLC
300 S. Wacker Dr.
Suite 2300
Chicago, Illinois 60606
Attn: Reuben C. Warshawsky

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/28/2017 04:16 PM PG: 1 OF 6

SPECIAL WARRANTY DEED

THE GRANTOR, 4K DIVERSEY PARTNERS, LLC, an Illinois limited liability company, with an address at 4000 West Diversey, Chicago, Illinois 60639, for and in consideration of Ten and No/100 Dollars, and other good and valuable consideration in hand paid, does hereby REMISE, RELEASE, ALIEN, ASSIGN AND CONVEY to 4K CB, LLC, an Illinois limited liability company, with an address at 4000 West Diversey, Chicago, Illinois 60639, the following described real estate situated in the County of Cook, State of Illinois, to wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, 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, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto Grantee and Grantee's heirs and assigns forever.

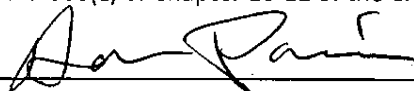
Grantor also hereby grants to Grantee, its successors and assigns, as rights and easements appurtenant to the above described premises, the rights and easements for the benefit of said property set forth in the Declaration Of Condominium Ownership recorded June 16, 2015 as Document No. 1516716083 as amended from time to time (the "Declaration"), and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in the Declaration for the benefit of the remaining property described therein.

And Grantor, for itself, and its successors, does covenant, promise and agree, to and with Grantee and Grantee's heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that it WILL WARRANT AND DEFEND the said premises against all persons lawfully claiming, or to claim the same, by, through or under it, subject only to those permitted exceptions described in Exhibit B attached hereto and made a part hereof.

This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in the Declaration the same as though the provisions of the Declaration were recited and stipulated at length herein.

Exempt under the provisions of 35 ILCS 200/31-45(e) and under
Ruling #2 Sec.3-3-060(L) of Chapter 16-12 of the Chicago Municipal Code

12/29/17
Date

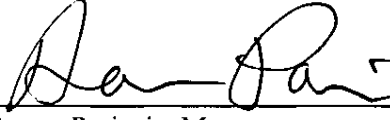

Grantor

Ryok


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Dated this 28th day of December, 2017.

4K DIVERSEY PARTNERS, LLC,
an Illinois limited liability company



By: 
Aaron Paris, its Manager

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		28-Dec-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

13-27-228-020-0000 | 20171201673991 | 1-720-997-920

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

REAL ESTATE TRANSFER TAX		28-Dec-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

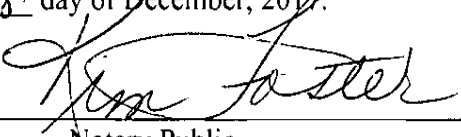
13-27-228-020-0000 | 20171201673991 | 1-469-417-504

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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 Aaron Paris, Manager of 4K DIVERSEY PARTNERS, LLC, an Illinois limited liability company, and personally known to me to be same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act of said company, for the uses and purposes therein set forth.

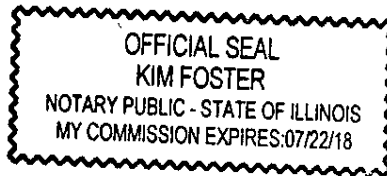
GIVEN under my hand and seal this 28th day of December, 2017.



Notary Public

My commission expires:

7/22/18



Property of Cook County Clerk's Office

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EXHIBIT A

Legal Description

UNITS 8, 10 AND 13 IN THE FIELDS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

ALL OR PORTIONS OF LOTS 1, 2, 3 AND 4, PART OF LOTS 5, 6 AND 7 IN WALTER E. OLSON'S OWNERS DIVISION PER DOCUMENT 12844295 AND THAT PART OF THAT CERTAIN STRIP, BELT OR PARCEL OF LAND LYING BETWEEN SAID LOTS 5, 6 AND 7 AND LYING NORTH OF SAID LOTS 1, 2, 3 AND 4 IN THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 27, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

ALL AS ON THE PLAT ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE FIELDS CONDOMINIUM AND PROVISIONS RELATING TO CERTAIN NON-CONDOMINIUM PROPERTY RECORDED JUNE 16, 2015 AS DOCUMENT NO. 1516716083, TOGETHER WITH EACH UNIT'S UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PINs:

13-27-228-020-0000 – Units 8 and 10

13-27-228-021-0000 – Unit 13

Mail Tax Bill To:

4K CB, LLC
4000 Diversey
Chicago, IL 60639

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EXHIBIT B

[Permitted Exceptions]

1. Real estate taxes and assessments for 2017 and subsequent years.
2. (A) Terms, provisions, covenants, conditions and options contained in and rights and easements established by the Declaration of condominium ownership recorded June 16, 2015 as Document No. 1516716083, as amended from time to time; and

(B) Limitations and conditions imposed by the Condominium Property Act.
2. Terms, conditions, provisions and easements contained in a cross easement and cost sharing declaration recorded June 16, 2015 as document 1516716082 made by 4K Diversey Partners, LLC.
3. Terms and conditions of the Illinois EPA no further remediation letter recorded April 12, 2013 as document 1310216025.
4. Covenant contained in the deed recorded as document number 6461341 providing that the East 15 feet of Lot 1, Parcel 1, shall at all times be kept free and clear of any and all buildings and structures, except fire-escapes or other safety appliances required by law.
5. Covenants, conditions and restrictions as set forth in the Restrictive Covenant Agreement recorded on January 11, 2016 as Document No. 1601134085.

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: December 28, 2017

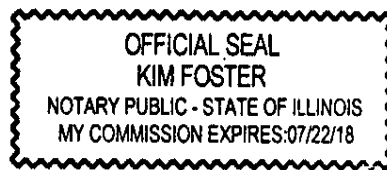
Signature: *Dan Pini*
Grantor or Agent

Subscribed and sworn to before me by the said affiant.

This 28th day of December, 2017

Notary Public

Kim Foster



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquired and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: December 28, 2017

Signature: *Dan Pini*
Grantee or Agent

Subscribed and sworn to before me by the said affiant

This 28th day of December, 2017.

Notary Public

Kim Foster



NOTE:

Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)