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THIS INSTRUMENT WAS

PREPARED BY:

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8986273 NH 1 of 1

AFTER RECORDING PLEASE

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Doc# 1813034065 Fee \$46.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/10/2018 03:21 PM PG: 1 OF 5

SEND SUBSEQUENT TAX BILLS TO:

ME Washington LLC
3520 S Morgan Street
Chicago, Illinois 60609

SPECIAL WARRANTY DEED

This **SPECIAL WARRANTY DEED**, made as of the 4th day of May, 2018, between **MOUNT SINAI HOSPITAL MEDICAL CENTER OF CHICAGO**, an Illinois not-for-profit corporation (the "Grantor"), and **ME WASHINGTON LLC**, an Illinois limited liability company (the "Grantee").

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN, AND CONVEY unto the Grantee and its successors and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

See Exhibit A attached hereto and made a part hereof.

Together with all of the Grantor's right, title and interest in and to the improvements, hereditaments, easements and appurtenances thereunto belonging, or in any way 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, either in law or equity, of, in and to the above described premises, together with such improvements, hereditaments, easements and appurtenances (collectively, the "Property"). TO HAVE AND TO HOLD the Property, unto the Grantee and the Grantee's successors and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee and the Grantee's successors and assigns, that the Grantor 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, and WILL WARRANT AND DEFEND against all persons lawfully claiming or to claim the same by, through or under the Grantor, subject to: general real estate taxes and any special assessments not yet due and payable; zoning and building laws and ordinances; acts done or suffered by or through the Grantee; and all other matters described on *Exhibit B* attached hereto and made a part hereof.

[SIGNATURE PAGE TO FOLLOW]

JA

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:



THE EAST 1/2 OF THE WEST 1/2 OF LOT 17 IN A. D. TAYLOR'S SUBDIVISION OF THE SOUTHWEST 1/4 OF BLOCK 53 IN CANAL TRUSTEES' SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


PARCEL 2:

THE EAST 1/2 OF LOT 17 IN A. D. TAYLOR'S SUBDIVISION OF THE SOUTHWEST 1/4 OF BLOCK 53 IN CANAL TRUSTEES' SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 2040 W. Washington, Chicago, Illinois 60612

Property Index Nos.: 17-07-323-030-0000
17-07-323-031-0000

REAL ESTATE TRANSFER TAX		07-May-2018
		COUNTY: 0.00
		ILLINOIS: 0.00
		TOTAL: 0.00
17-07-323-030-0000 20180501660875 0-202-303-776		

REAL ESTATE TRANSFER TAX		07-May-2018
		CHICAGO: 0.00
		CTA: 0.00
		TOTAL: 0.00
17-07-323-030-0000 20180501660875 2-095-101-216		

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

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EXHIBIT B

PERMITTED EXCEPTIONS

- 1) PARTY SIDEWALK ON THE WEST SIDE OF THE LAND. (AFFECTS PARCEL 1)
- 2) PARTY WALL RIGHTS ON THE EAST LINE OF THE LAND AS DISCLOSED BY AGREEMENT RECORDED AUGUST 18, 1953 AS DOCUMENT 15697494. (AFFECTS PARCEL 2)
- 3) BUILDING LIES OVER THE PROPERTY LINE BY APPROXIMATELY 0.18 FEET AS DISCLOSED ON SURVEY PREPARED BY JLH LAND SURVEYING INC., FOR BOCK & CLARK NATIONAL COORDINATORS, DATED JANUARY 11, 2018 AND LAST REVISED ON APRIL 26, 2018, B&C PROJECT NO. 201705022, 008.

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her 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 state under the laws of the State of Illinois.

Dated: May 4, 2018.

MOUNT SINAI HOSPITAL MEDICAL CENTER OF CHICAGO, an Illinois not-for-profit corporation

By: *James A. Bick*

Name: James Bick

Its: Vice President, Campus Development and Facilities

SUBSCRIBED AND SWORN to before me this 3rd day of April, 2018.

Patricia M. Ore



My Commission Expires: 9/7/20

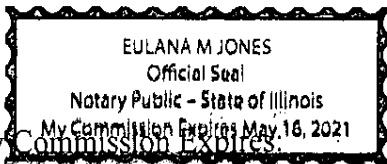
The grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire 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: 5.4, 2018

Signature: *[Signature]*
Grantee or Agent

SUBSCRIBED AND SWORN to before me this 4th day of May, 2018.

[Signature]
NOTARY PUBLIC



My Commission Expires: May 16, 2021