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ADMINISTRATOR'S DEED (Illinois)



Doc# 1826833123 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/25/2018 10:34 AM PG: 1 OF 3

Prepared By:

Mail to: Namit Bammi

Bammi Law Group Inc.

203 N. LaSalle Street

Suite 2100

Chicago, IL 60601

Name & Address of Taxpayer:

Anirudh Vohra

310 S. Michigan Avenue

Unit 1407

Chicago, IL 60604

THE GRANTOR Mary Patricia Maxie, Independent Administrator of the Estate of Jamaal P. Shetty, deceased

by virtue of letters of administration issued to Administrator by the probate court of Cook County, State of Illinois, in Case Number 17P3925 and in exercise of the power of sale granted to Administrator by court order and in consideration of the sum of _____

Four Hundred Twenty Thousand and 00/100 DOLLARS, receipt whereof is hereby acknowledged, does hereby CONVEY AND

QUIT CLAIM to Anirudh Vohra and ^{Gari ma} ~~Garnia~~ Kalra, husband and wife, as joint tenants with full rights of survivorship

310 S. Michigan Avenue, Unit 1407, Chicago, IL 60604

Grantee(s) Address City State Zip

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

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

FIRST AMERICAN TITLE

FILE # 2936931

1092

Permanent Index Numbers: 17-15-107-078-1365; 17-15-107-078-1266

Property Address: 310 S. Michigan Avenue, Unit 1407 and P6-4, Chicago, IL 60604

DATED this 9 day of SEPTEMBER, 2018.

Mary Patricia Maxie
As Independent Administrator and not personally

SP3
SC
INT

ATTACH NOTARY ACKNOWLEDGMENT

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NOTARY ACKNOWLEDGEMENT

PROVINCE OF ALBERTA
CANADA

I, Hon. Edward R.R. Carruthers, Q.C., a Notary Public in and for the Province of Alberta,
Canada

hereby certify:

That I was present and saw Mary Patricia Maxie, who is known to me, duly sign the

attached ADMINISTRATOR'S USE (ILLINOIS) hereinafter referred to as
"The Document"

That I know the said Mary Patricia Maxie, have known her for many years and know her
to be of the full age of 21 years.

That I believe the said Mary Patricia Maxie understands The Document and signed it of
her own free will and volition.

Signed and Sealed by me,
At the City of Calgary
Province of Alberta,
Canada

This 9 day of September, 2018

Hon. Edward R.R. Carruthers, Q.C.
A Notary Public in and for
The Province of Alberta
Canada

My Commission does not expire.

REAL ESTATE TRANSFER TAX		17-Sep-2018
	CHICAGO:	3,150.00
	CTA:	1,260.00
	TOTAL:	4,410.00

17-15-107-078-1365 | 20180901679644 | 1-458-008-224

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



REAL ESTATE TRANSFER TAX		17-Sep-2018
	COUNTY:	210.00
	ILLINOIS:	420.00
	TOTAL:	630.00

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LEGAL DESCRIPTION RIDER

PARCEL 1:

UNIT 1407, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE STORAGE SPACE SI4-H, A LIMITED COMMON ELEMENT(S), AND PARKING SPACE UNIT P6-4, ALL IN THE METROPOLITAN TOWER CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE METROPOLITAN TOWER CONDOMINIUM, WHICH PLAT OF SURVEY DELINEATES PART OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THAT PART OF LOTS 1 THROUGH 5 AND THE NORTH-SOUTH 10-FOOT PRIVATE ALLEY IN THE SUPERIOR COURT PARTITION OF LOT 1 IN BLOCK 8 OF FRACTIONAL SECTION 15 ADDITION TO CHICAGO (SUPERIOR COURT DEGREE ENTERED APRIL 8, 1871) TOGETHER WITH LOTS 4 AND 5 IN BLOCK 8 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO, ALL IN SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. AND IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 17, 2007 AS DOCUMENT NUMBER 0735103078, AS AMENDED FROM TIME TO TIME, TOGETHER WITH SUCH UNITS' UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

PERPETUAL, RECIPROCAL EASEMENT BENEFITING PARCEL 1 FOR CAISSONS TO BE CENTERED ON THE DIVIDING LINE BETWEEN LOTS 4 AND 5 IN BLOCK 8 CREATED BY AGREEMENT DATED MAY 1, 1923 BETWEEN SIMON W. STRAUS AND CHICAGO TITLE AND TRUST COMPANY, TRUSTEE UNDER TRUST NUMBER 11227, RECORDED DECEMBER 26, 1924 AS DOCUMENT NUMBER 8718964.

PARCEL 3:

PERPETUAL EASEMENT BENEFITING PARCEL 1 CREATED BY RECIPROCAL EASEMENT AND OPERATING AGREEMENT RECORDED NOVEMBER 4, 1977 AS DOCUMENT NUMBER 24180486, TO USE OIL TANKS AND RELATED PIPING LINES AND CONDUITS LOCATED IN THE CNA BUILDINGS, AS THEREIN DEFINED, FOR THE PURPOSE OF THE STORAGE OF FUEL OIL AND FOR ENTRY UPON AND FOR INGRESS AND EGRESS FOR MEN, MATERIAL AND EQUIPMENT TO THE EXTENT REASONABLY NECESSARY IN THE PERFORMANCE OF OIL TANK MAINTENANCE, AS THEREIN DEFINED.

PARCEL 4:

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE RECIPROCAL EASEMENT AGREEMENT RECORDED DECEMBER 17, 2007 AS DOCUMENT NUMBER 0735103077, OVER THE LAND DESCRIBED THEREIN, AS MORE PARTICULARLY GRANTED, DEFINED AND DESCRIBED THEREIN.