### **UNOFFICIAL COPY**

Doc#. 1836219036 Fee: \$52.00

Edward M. Moody

Cook County Recorder of Deeds
Date: 12/28/2018 09:20 AM Pg: 1 of 3

Dec ID 20181201652252

ST/CO Stamp 0-908-114-592 ST Tax \$165.50 CO Tax \$82.75

City Stamp 1-078-896-288 City Tax: \$1,737.75

WARRANTY DEED

FIRST AMERICAN TITLE FILE #RIVER-1438

FOR RECORDER'S USE ONLY

GRANTOR, Jessica Taylor, a single person, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEE, EWFM River C'ty SPE LLC, a Delaware limited liability company, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

#### LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

PIN:

17-16-401-017-1033

Address of Real Estate:

800 S. Wells St. Unit 1438, Chicago, IL 60607

And the Grantor, for itself, and its successors, does covened, promise and agree, to and with the Grantee, its 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 the Grantor will WARRANT and DEFEND the said Premises, against all persons lawfully claiming, or to claim the same, subject to:

REMAINDER OF PAGE LEFT BLANK

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IN WITNESS WHEREOF, said Grantor(s), as to an undivided 100	percent interest in the Premises
have caused their name to be signed to this Warranty Deed t	o be effective this 12 day of
<u>May</u> 2017.	
	•
Cher MI	
Jessica Taylor	
STATE OF T( )	
) SS.	
COUNTY OF COV	ļ
0.	
I, the ordersigned, a notary public in and for the State	and County aforecaid do hereby
certify that Jessica Taylor personally known to me to be the same	nerson whose name is subscribed
to in the foregoing instrument, appeared before me this day in per	person whose hance is subscribed
signed and delivered the said instrument as their free and voluntes	son and acknowledged that they
signed and delivered the said instrument as their free and voluntar therein set forth.	ry act for the uses and purposes
uiciem sei jorm.	
Circon random was board and make the state of 1 and 1 and 1	Man and
Given under my hand and notarial seal this \(\frac{1}{\cup C}\) day of	1,200.
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NOTARY PUBLICU	1 1
My commission expires: 7-7-10	ICIAI.REAT # 2
P FEGAN N	OYER MURADIAN
40 · · · · · · · · · · · · · · · · · · ·	UNIC. OTRES OF BULLET W
	Post expires 07/07/20 X
	A TO THE PROPERTY OF THE PARTY
Prepared By:	4
	1,0
MICHAEL E. FORKAN, Esq.	
Kovitz Shifrin Nesbit	
175 N. Archer	
Mundelein, IL 60060	·C)
After Recording Mail to:	
	Office
Bryan J. Segal	
200 W. Madison Street, #3900	!
Chicago, IL 60606	
Send Subsequent Tax Bills to:	
1	
EWFM RIVER CITY SPE LLC	I
55 E. Jackson Boulevard, #500	
Chicago, Illinois 60604	
	:

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#### **EXHIBIT A**

#### LEGAL DESCRIPTION

#### PARCEL 1:

UNIT-1438 IN THE RIVER CITY PRIVATE RESIDENCES AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARTS OF BLOCKS 85 AND 86 IN THE SCHOOL SECTION ADDITION TO CHICAGO, BEING A SUBDIVISION OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN AND THE FILLED OLD CHANNEL OF THE SOUTH BRANCH OF THE CHICAGO RIVER,

#### TAKEN AS A TRACT:

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010692223, TOGETHER WITH ITS UNDIVIDEDPERCENT/GE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

EASEMENTS FOR INGRESS, EGR. CUS, USE AND ENJOYMENT FOR THE BENEFIT OF PARCELS AFORESAID AND OTHER PROPERTY AS CREATED BY AMENDED AND RESTATED GRANT AND RESERVATION OF EASEMENTSPER VAINING TO THE PROJECT COMMONLY KNOWN AS RIVER CITY, 800 SOUTH WELLS STREET, CHICAGO ILLINOIS, DATED MARCH 14, 2001 AND RECORDED MARCH 28, 2001 AS DOCUMENT NUMBER 10:10245091.