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1913641040

WARRANTY DEED
Statutory (ILLINOIS)

Doc# 1913641040 Fee \$42.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 05/16/2019 11:06 AM PG: 1 OF 3

ABOVE SPACE FOR RECORDER'S USE

THE GRANTOR(S), Marc Manning and Elena Gurzhiy, husband and wife, for and in consideration of Ten and No/100ths Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to GRANTEE, **Eitan Lagoon LLC**, an Illinois limited liability company, whose address is 6303 Blue Lagoon Drive, Suite 400, Miami, Florida 33126, the following described Real Estate situated in the County of Cook in the State of Illinois ("Premises"), to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS **EXHIBIT "A"**

And the Grantor, for itself, and its successors, does covenant, 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(s) will WARRANT and DEFEND the said Premises, against all persons lawfully claiming, or to claim the same, subject to: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Grantee; existing leases and tenancies, if any; and general real estate taxes for 2018 and subsequent years.

THIS IS NOT HOMESTEAD PROPERTY

PIN: 14-08-403-029-1029

Address of Real Estate: 918 W. Winona Street, Unit 404, Chicago, IL 60640

Chicago Title (L) 19040029 LFE HD 10/1

This instrument was prepared by:

Mark C. Gorham, Esq.

Richman, Goldberg & Gorham, LLC

55 E. Monroe Street

Suite 3900

Chicago, Illinois 60603


JA

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Record and Mail to:
Jeffrey K. Gutman
Attorney at Law
Gutman & Associates LLC
4018 N. Lincoln Ave.
Chicago, Illinois 60618

Send Subsequent Tax Bills to:
Eitan Lagoon LLC
6303 Blue Lagoon Dr., Suite 400
Miami, Florida 33126

IN WITNESS WHEREOF, said Grantor(s), have caused their names to be signed to this Warranty Deed to be effective this 26 day of April, 2019.

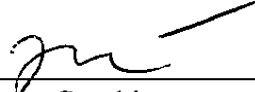
REAL ESTATE TRANSFER TAX		09-May-2019
	CHICAGO:	870.00
	CTA:	348.00
	TOTAL:	1,218.00

14-08-403-029-1029 | 20190401661199 | 2-092-820-384

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



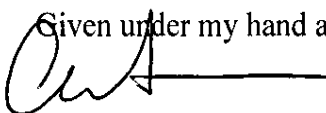
Marc Manning



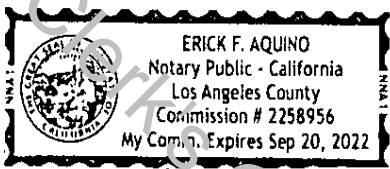
Elena Gurzhiy

State of California)
County of Los Angeles) SS



I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that **Marc Manning**, personally known to me to be the same person(s) whose name(s) are subscribed to in the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this 26th day of April, 2019.


Notary Public
My commission expires: Sept. 20, 2022

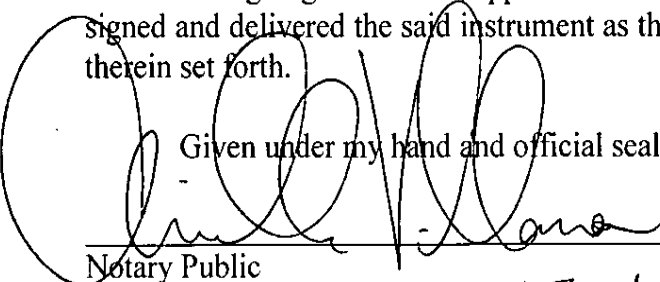


State of Illinois)
County of COOK) SS

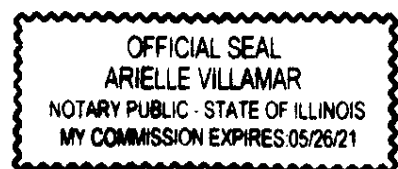
REAL ESTATE TRANSFER TAX		09-May-2019
	COUNTY:	58.00
	ILLINOIS:	176.00
	TOTAL:	234.00

14-08-403-029-1029 | 20190401661199 | 0-916-797-344

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that **Elena Gurzhiy**, personally known to me to be the same person(s) whose name(s) are subscribed to in the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this 18 day of April, 2019.


Notary Public
My commission expires: 5/26/21



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Exhibit A

LEGAL DESCRIPTION

UNIT NUMBER 404 IN 918 W. WINONA CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 11 IN WHITE, GALT AND PROUD FOOT'S SUBDIVISION OF BLOCK 4 IN ARGYLE, A SUBDIVISION OF LOTS 1 AND 2 IN FUSSEY AND FENNIMORE'S SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND OF LOTS 1 AND 2 OF COLEHOUR AND CONARROE'S SUBDIVISION OF LOT 3 OF FUSSEY AND FENNIMORE'S SUBDIVISION AFORESAID, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 25888962; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office