

UNOFFICIAL COPY

Doc#. 1926117070 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 09/18/2019 11:01 AM Pg: 1 of 3

Dec ID 20190901687781
ST/CO Stamp 1-708-763-744 ST Tax \$180.00 CO Tax \$90.00
City Stamp 1-038-326-368 City Tax: \$1,890.00

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR,

ADA BDA, LLC, an Illinois Limited
Liability Company,

for and in consideration of the sum of TEN DOLLARS and other good and valuable considerations in hand paid, CONVEY and WARRANT unto

742 Kinetix, LLC

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

SEE ATTACHED EXHIBIT "A"

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for and subsequent years; covenants, conditions and restrictions of record, if any.

TO HAVE AND TO HOLD, the same unto the Grantee, and to the proper use, benefit and behoof, forever of Grantee.

Permanent Index Number (PIN): 17-08-103-050-0000

Property Address: 742 N. Ada, Unit 1S, Chicago, Illinois 60642

IN WITNESS WHEREOF, said Grantor has caused her name to be signed to these presents this 4 day of Sept, 2019.

ADA BDA, LLC, an Illinois Limited Liability Company



David Krug, Manager

Chicago Title 19SA3753466LP 1 OF 3 ASV

UNOFFICIAL COPY

STATE OF IL)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ~~David Krug~~ ^{AS MANAGER}, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 4th day of September, 2019.

Huong Phu

Notary Public



This instrument was prepared by:

Scott Yu, Three First National Plaza, Suite 2101, Chicago, Illinois 60602

MAIL TO:

742 Kinetix LLC
742 Ada St. Ste. 15
Chicago, IL 60642

SEND SUBSEQUENT TAX BILLS TO:

742 Kinetix LLC
742 ADA St., Ste. 15
Chicago, IL 60642

UNOFFICIAL COPY

LEGAL DESCRIPTION

Order No.: 19SA3753466LP

PARCEL 1:

COMMERCIAL UNIT IS:

LOT 50 IN BLOCK 5 IN TAYLOR'S SUBDIVISION OF BLOCK 1 IN THE ASSESSOR'S DIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 50: THENCE NORTH 89 DEGREES 54 SECONDS 40 MINUTES WEST, 4.80 FEET; THENCE SOUTH 00 DEGREES 00 SECONDS 00 MINUTES EAST, 39.50 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 00 DEGREES 00 SECONDS 00 MINUTES EAST, 22.50 FEET; THENCE NORTH 90 DEGREES 00 SECONDS 00 MINUTES WEST, 5.15 FEET; THENCE SOUTH 00 DEGREES 00 SECONDS 00 MINUTES EAST, 2.20 FEET; THENCE NORTH 90 DEGREES 00 SECONDS 00 MINUTES WEST, 13.50 FEET; THENCE NORTH 00 DEGREES 00 SECONDS 00 MINUTES EAST, 0.40 FEET; THENCE NORTH 80 DEGREES 00 SECONDS 00 MINUTES WEST, 1.55 FEET; THENCE SOUTH 00 DEGREES 00 SECONDS 00 MINUTES EAST, 0.40 FEET; THENCE NORTH 90 DEGREES 00 SECONDS 00 MINUTES WEST, 36.55 FEET; THENCE NORTH 00 DEGREES 00 SECONDS 00 MINUTES EAST, 24.70 FEET; THENCE NORTH 90 DEGREES 00 SECONDS 00 MINUTES EAST, 12.30 FEET; THENCE SOUTH 00 DEGREES 00 SECONDS 00 MINUTES EAST, 0.90 FEET; THENCE NORTH 90 DEGREES 00 SECONDS 00 MINUTES EAST, 2.30 FEET; THENCE SOUTH 00 DEGREES 00 SECONDS 00 MINUTES EAST, 5.05 FEET; THENCE NORTH 90 DEGREES 00 SECONDS 00 MINUTES EAST, 9.65 FEET; THENCE NORTH 00 DEGREES 00 SECONDS 00 MINUTES EAST, 5.85 FEET; THENCE NORTH 90 DEGREES 00 SECONDS 00 MINUTES EAST, 32.50 FEET TO THE POINT OF BEGINNING, LYING BETWEEN ELEVATIONS 20.17 AND 21.82, CHICAGO CITY DATUM. ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS AS SET FORTH IN AND CREATED BY THE RECIPROCAL EASEMENT AGREEMENT FOR 742 NORTH ADA RECORDED OCTOBER 17, 2007 AS DOCUMENT NUMBER 0729015085 AS AMENDED BY AFFIDAVIT OF SCRIVENER'S ERROR RECORDED AUGUST 26, 2019 AS DOCUMENT NUMBER 1923806195.