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Doc# 1929417097 Fee \$88.00

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

EDHARD M. MOODY COOK COUNTY RECORDER OF DEEDS

DATE: 10/21/2019 02:11 PM PG: 1 OF 3

Statutory (ILLINOIS)

This instrument was prepared by: Scott A. Weinstein Field and Goldberg, LLC 10 S. LaSalle St., Suite 2910 Chicago, IL 50503 IL1907136-1450-24

ABOVE SPACE FOR RECORDER'S USE

As of this 3rd day of October, 2019, the GRANTOR, MAUREEN SWIFT, an unmarried person, for and in consideration of Ten and No/100ths Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to GRANTEE, 1446 THORNDALE LLC, a Delawar limited liability company, of 434 West Armitage Avenue, Unit G, Chicago, IL 60614, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION AT TACHED HERETO AS EXHIBIT A

And the Grantor, for itself, and its successors, does coverant, 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: General real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record; and building lines and easements, if any provided they do not interfere with the current use and enjoyment of the Real Estate.

TO HAVE AND TO HOLD together with the tenements, hereditaments and apputenances thereunto belonging or in any wise appertaining.

PIN:

14-05-301-030-1015

Address of Real Estate:

1450 West Thorndale Avenue, Unit 2N, Chicago, IL 60660

THIS IS HOMESTEAD PROPERTY

REAL ESTATE TRANSFER TAX		17-Oct-2019
ST.	CHICAGO:	1,578.75
	CTA:	631.50
Co. T. Service Co.	TOTAL:	2,210.25 *

14-05-301-030-1015 20191001616070 0-580-169-312

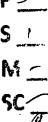
* Total does not include any applicable penalty or interest due.



COUNTY: ILLINOIS:

18-Oct-2019 210.50

20191001616070 | 1-757-175-392



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IN WITNESS WHEREOF, said Grantor(s), have caused their name(s) to be signed to this Warranty Deed to be effective the day and year first above written.

Maureen swift

STATE OF	llimis)
) SS.
COUNTY OF	Cark)

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that MAURETN SWIFT, 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 he/she/they signed and delivered the said instrument as his/her/their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 3rd day of October, 2019.

OFFICIAL SEAL
C TURRUBIATES
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 10/05/22

Notary Public

My commission expires:



Record and Mail to: Stephen E. Vargo 77 West Washington Street Suite 618 Chicago, Illinois 60602 Send Subsequent Tax Bills to: 1446 THORNDALE LLC 434 West Armitage Avenue Unit G Chicago, IL 60614

Near North National Title 222 N. LaSalle Chicago, IL 60601

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EXHIBIT A

LEGAL DESCRIPTION

The Land referred to herein below is situated in the County of Cook, State of Illinois, and is described as follows:

Unit 1450-2N together with its undivided percentage interest in the common elements in Thorndale Court Condominiums as delineated and defined in the Declaration recorded as Document Number 0626210048, in the Northwest ¼ of the Southwest ¼ of Section 5 Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

