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WARRANTY DEED

THE GRANTOR,
Jodie E. Laughlin
a single woman,

of the City of Chicago, County of Cook,
State of Illinois,

For and in consideration of the sum of
TEN DOLLARS, and other good and
valuable consideration in hand paid,

CONVEY and WARRANT to
Victorian on Sedgwick LLC,
an Illinois limited liability company
2208 N. Sedgwick St., Unit 3
Chicago, IL 60614

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

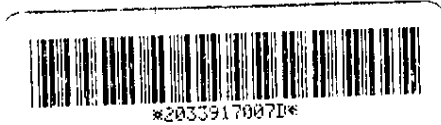
UNIT NO. 2208-B, AS DELINEATED ON SURVEY OF THE SOUTH 3/4 OF LOT 8 AND
THE NORTH 1/2 OF LOT 9 IN HUSTED'S SUBDIVISION OF THE EAST PART OF BLOCK
13 IN CANAL TRUSTEE'S SUBDIVISION IN SECTION 33, TOWNSHIP 40 NORTH,
RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,
(HEREINAFTER REFERRED TO AS THE PARCEL), WHICH SURVEY IS ATTACHED AS
EXHIBIT A TO DECLARATION OF CONDOMINIUM MADE BY ARTHUR W. MEYERS
AND RUTH E. MEYERS AND RECORDED IN THE OFFICE OF THE RECORDER OF
DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 24119746, TOGETHER
WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING
FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL OF THE
UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND
SURVEY), IN COOK COUNTY, ILLINOIS.

STREET ADDRESS: 2208 N. Sedgwick Street, Unit B, Chicago, IL 60614

PERMANENT TAX INDEX NUMBER: 14-33-114-047-1001

Subject only to the following permitted exceptions, provided none of which shall materially
restrict the reasonable use of the premises as a residence: (a) general real estate taxes not due and
payable at the time of Closing; (b) applicable zoning, building laws and ordinances; (c) the
limitations and conditions imposed by the Condominium Property Act; (d) the limitations and
conditions imposed by the Municipal Code of Chicago; (e) the covenants, conditions, restrictions
and building lines of record; (f) the Condominium Declaration, including all amendments and
exhibits thereto; (g) acts done or suffered by Purchaser or anyone claiming by, through or under
Purchaser; (h) encroachments, if any, as shown on the Plat of Survey attached to the Declaration;

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453
20122884 1/.



Doc# 2033917007 Fee \$93.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 12/04/2020 09:43 AM PG: 1 OF 3

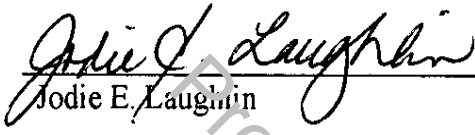
S Y
P 3
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(i) public utility easements; (j) private easements, although Purchaser shall not take the property subject to any private easements not established by the Declaration; (k) installments due after the date of closing for assessments established pursuant to the Condominium Declaration.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as forever.

DATED this 14th day of September, 2020.





Jodie E. Laughlin

REAL ESTATE TRANSFER TAX		25-Sep-2020
	CHICAGO:	1,725.00
	CTA:	690.00
	TOTAL:	2,415.00 *

14-33-114-047-1001 | 20200901697067 | 0-630-957-536

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

REAL ESTATE TRANSFER TAX		25-Sep-2020
	COUNTY:	115.00
	ILLINOIS:	230.00
	TOTAL:	345.00

14-33-114-047-1001 | 20200901697067 | 0-799-413-728

Property of Cook County Clerk's Office

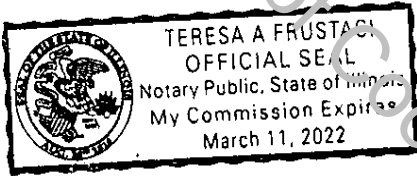
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STATE OF ILLINOIS)
)
COUNTY OF COOK) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY Jodie E. Laughlin, personally known to me to be the same person whose names is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 14th day of September, 2020

Teresa A. Frustaci
Notary Public



The Notary Public aforesaid is an attorney-at-law or an employee of an attorney-at-law and is therefore exempt from recording a Notarial Record pursuant to Section 3-102(d) of the Illinois Notary Public Act.

My commission expires: 3/11/22

This instrument prepared by:

Leo G. Aubel
Howard & Howard Attorneys PLLC
200 S. Michigan Ave., Suite 1100
Chicago, IL 60604-2461

Send subsequent tax bills to:

Victorian on Sedgwick, LLC
2208 N. Sedgwick Street, ~~Unit B~~ APT 3
Chicago, IL 60614

Mail to:

~~Greg Braun~~ Victorian on Sedgwick, LLC
4301 N. Damen Ave. 2208 N Sedgwick ST
Chicago, IL 60618 APT 3
Chicago IL 60614

OR RECORDER'S OFFICE BOX NO. _____