

UNOFFICIAL COPY

PT20-60396 1/1/20

WARRANTY DEED

The Grantors, **KONOE NAKANISHI**, a widow since not remarried, and **DEAN NAKANISHI**, an unmarried person, of the City of Chicago, County of Cook, and State of Illinois, for the consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to: **1920-TG 30 LLC, an Illinois limited liability company**, whose address is 400 North State Street, Suite 400, Chicago, Illinois 60654, all interest in the following described real estate situated in the County of Cook in the State of Illinois, to wit:

Doc#: 2101406015 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/14/2021 09:22 AM Pg: 1 of 2

Dec ID 20201001629483
ST/CO Stamp 1-933-501-408 ST Tax \$300.00 CO Tax \$150.00
City Stamp 0-953-492-448 City Tax: \$3,150.00

(ABOVE SPACE FOR RECORDER'S USE ONLY)

UNIT C-919, IN 915-25 W. BELMONT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THE WEST 5.05 FEET OF LOT 10 AND ALL OF LOTS 11 TO 15 IN MEISWINKEL'S SUBDIVISION OF THE WEST 768.37 FEET OF THAT PART OF THE NORTH 1/4 OF BLOCK 1 LYING WEST OF GREEN BAY ROAD IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'B' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 85218778 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Subject only to the following, if any: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; existing leases and tenancies, if any; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing.

**THIS IS NOT HOMESTEAD PROPERTY AS TO KONOE NAKANISHI AND DEAN NAKANISHI.*

Permanent Index Number: 14-29-204-039-1003

Commonly Known As: 919 W. BELMONT AVE.
CHICAGO, IL 60657

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[SIGNATURE PAGE FOLLOWS]**

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Dated this 10th day of October, 2020.

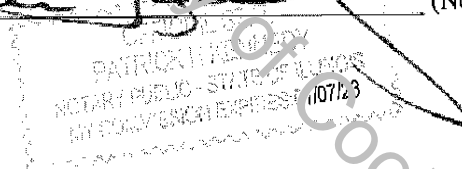
By: *Konoe Nakanishi*
KONOE NAKANISHI

By: *Dean Nakanishi*
DEAN NAKANISHI

STATE OF ILLINOIS)
) ss.
COUNTY OF ~~COOK~~)
)
DUPAGE

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT KONOE NAKANISHI and DEAN NAKANISHI, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 10th day of October, 2020.

Patricia Weidner (Notary Public)


This instrument was prepared by: GAEL MORRIS, LAWRENCE & MORRIS
2835 N. SHEFFIELD AVE., SUITE 232
CHICAGO, ILLINOIS 60657

Mail Tax Bill To: 1920-TG 30 LLC, AN ILLINOIS LIMITED LIABILITY COMPANY
ATTN: TIMOTHY GLASCOFF, ITS MANAGER
2156 N. HALSTED
CHICAGO IL 60614

Mail Recorded Deed To: BRATSKINE POTS
30 N. CASALLE #1402
CHICAGO IL 60602