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21-00215

This document was prepared by:
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311 Whytegate Court
Lake Forest, Illinois 60045

After recording mail to:
Di Silvestro & Associates
5231 North Harlem Avenue
Chicago, Illinois 60656

Mail tax bills to:
Arwinder Singh Judge, as Trustee of the
Arwinder Singh Judge Revocable
Trust dated June 21, 2017
9 West Walton, #1101
Chicago, Illinois 60610

Doc#: 2109517104 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/05/2021 11:09 AM Pg: 1 of 5

Dec ID 20210301659049
ST/CO Stamp 1-728-434-704 ST Tax \$4,000.00 CO Tax \$2,000.00
City Stamp 1-281-647-120 City Tax: \$42,000.00

This space reserved for Recorder's use only.

DEED IN TRUST

THE GRANTOR, Sheri E. Warsh, as trustee of the 9 Walton Revocable Trust U/A/D January 2, 2018, for the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS unto Arwinder ~~Singh Judge, as Trustee of the Arwinder Singh Judge Revocable Trust dated June 21, 2017~~, whose address is 9 West Walton, Unit 1402, Chicago, Illinois 60610, the following described Real Estate situated in the City of Chicago, County of Cook, State of Illinois, to wit: Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

**married man.*

SEE EXHIBIT A ATTACHED HERETO.

PIN: 17-04-435-038-1021
ADDRESS: 9 WEST WALTON, #1101, CHICAGO, ILLINOIS 60610

SUBJECT TO:

COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD;
PUBLIC AND UTILITY EASEMENTS;
ACTS DONE BY OR SUFFERED THROUGH GRANTEE;
ALL SPECIAL GOVERNMENTAL TAXES OR
ASSESSMENTS CONFIRMED AND UNCONFIRMED;
HOMEOWNERS OR CONDOMINIUM ASSOCIATION
DECLARATION AND BYLAWS, IF ANY;
AND GENERAL REAL ESTATE TAXES NOT DUE AND
PAYABLE AT THE TIME OF CLOSING

PREMIER TITLE

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IN WITNESS WHEREOF, Seller has signed and sealed this bill of sale at Premier Title Insurance Company this 15 day of March, 2021.

Sheri E. Warsh

Sheri E. Warsh, as trustee of the 9 Walton Revocable Trust U/A/D January 2, 2018

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Sheri E. Warsh, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 15 day of March, 2021.



Beth Harrington
Notary Public

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EXHIBIT A

PARCEL 1:

UNIT NUMBER 1101 IN 9 WEST WALTON STREET CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 6 IN WALTON ON THE PARK SUBDIVISION, RECORDED SEPTEMBER 10, 2008 AS DOCUMENT NUMBER 0825418053, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPTING THEREFROM THE FOLLOWING 3 DESCRIBED PARCELS:

1: RETAIL PARCEL 1

THAT PART OF LOT 6 IN WALTON ON THE PARK SUBDIVISION, RECORDED SEPTEMBER 10, 2008 AS DOCUMENT NUMBER 0825418053, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +26.55 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.36 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 6, BEING ALSO THE INTERSECTION OF THE SOUTH LINE OF WEST WALTON STREET WITH THE WEST LINE OF NORTH STATE STREET; THENCE SOUTH 00°15'03" WEST ALONG THE EAST LINE OF SAID LOT 6 A DISTANCE OF 98.16 FEET; THENCE NORTH 90°00'00" WEST ALONG A LINE PARALLEL WITH THE SOUTH LINES OF SAID LOT 6 A DISTANCE OF 14.64 FEET; THENCE SOUTH 00°15'03" WEST 0.96 FEET; THENCE NORTH 90°00'00" WEST 29.14 FEET; THENCE NORTH 00°15'03" EAST 16.06 FEET; THENCE NORTH 90°00'00" WEST 26.16 FEET; THENCE NORTH 00°15'03" EAST 11.09 FEET; THENCE SOUTH 90°00'00" EAST 7.14 FEET; THENCE NORTH 00°15'03" EAST 7.15 FEET; THENCE SOUTH 90°00'00" EAST 5.99 FEET; THENCE NORTH 00°15'03" EAST 13.87 FEET; THENCE NORTH 90°00'00" WEST 12.43 FEET; THENCE NORTH 00°15'03" EAST 33.45 FEET; THENCE NORTH 90°00'00" WEST 6.79 FEET; THENCE NORTH 00°15'03" EAST 17.65 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 6; THENCE SOUTH 89°53'10" EAST ALONG THE NORTH LINE OF LOT 6 AFORESAID 76.03 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

2: RETAIL PARCEL 2

THAT PART OF LOT 6 IN WALTON ON THE PARK SUBDIVISION, RECORDED SEPTEMBER 10, 2008 AS DOCUMENT NUMBER 0825418053, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +26.55 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.36 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 6; THENCE SOUTH 90°00'00" EAST ALONG A SOUTH LINE OF SAID LOT 6 A DISTANCE OF 24.94 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00°00'00" EAST ALONG A LINE PERPENDICULAR TO THE SOUTH LINES OF LOT 6 AFORESAID 17.02 FEET; THENCE SOUTH 90°00'00" EAST 6.60 FEET; THENCE SOUTH 00°00'00" WEST 2.76 FEET; THENCE SOUTH 90°00'00" EAST 3.16 FEET; THENCE SOUTH

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00°00'00" EAST 14.26 FEET TO A POINT ON A SOUTH LINE OF SAID LOT 6; THENCE NORTH 90°00'00" WEST ALONG A SOUTH LINE OF SAID LOT 6 A DISTANCE OF 9.75 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

3: RETAIL PARCEL 3

THAT PART OF LOT 6 IN WALTON ON THE PARK SUBDIVISION, RECORDED SEPTEMBER 10, 2008 AS DOCUMENT NUMBER 0825418053, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +41.00 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +26.55 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN ITS HORIZONTAL BOUNDARY PROJECTED VERTICALLY AND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 6, BEING ALSO THE INTERSECTION OF THE SOUTH LINE OF WEST WALTON STREET WITH THE NORTH LINE OF NORTH STATE STREET; THENCE SOUTH 00°15'03" WEST ALONG THE EAST LINE OF SAID LOT 6 A DISTANCE OF 107.72 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE NORTH 90°00'00" WEST ALONG A SOUTH LINE OF SAID LOT 6 A DISTANCE OF 49.07 FEET TO A POINT ON A WEST LINE OF LOT 6 AFORESAID; THENCE NORTH 00°00'00" EAST ALONG SAID WEST LINE 19.63 FEET TO A POINT ON A SOUTH LINE OF SAID LOT 6; THENCE NORTH 90°00'00" WEST ALONG A SOUTH LINE OF LOT 6 AFORESAID 21.72 FEET; THENCE NORTH 00°15'03" EAST PARALLEL WITH THE EAST LINE OF SAID LOT 6 A DISTANCE OF 5.14 FEET; THENCE SOUTH 90°00'00" EAST 0.89 FEET; THENCE NORTH 00°15'03" EAST 38.89 FEET; THENCE NORTH 90°00'00" WEST 6.55 FEET; THENCE NORTH 00°15'03" EAST 44.21 FEET TO A POINT ON THE NORTH LINE OF LOT 6 AFORESAID; THENCE SOUTH 89°53'10" EAST ALONG THE NORTH LINE OF SAID LOT 6 A DISTANCE OF 76.54 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 20, 2017 AS DOCUMENT 1732429058; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE 6, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID.

PARCEL 3:

VALET PARKING RIGHTS NUMBERS 30 AND 31 FOR PASSENGER VEHICLE(S) IN VALET PARKING AREA, LIMITED COMMON ELEMENTS, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1732429058, WHICH VALET PARKING RIGHT IS APPURTENANT TO THE CONDOMINIUM UNIT DESCRIBED IN PARCEL 1.

PARCEL 4:

NON-EXCLUSIVE EASEMENT FOR PERMANENT ENCROACHMENT OF SUBSURFACE FACILITIES AS SET FORTH IN THAT CERTAIN GRANT OF

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EASEMENTS, TEMPORARY CONSTRUCTION EASEMENTS, AND EASEMENTS FOR PERMANENT ENCROACHMENTS RECORDED MARCH 19, 2009 AS DOCUMENT 0907822026.

PARCEL 5:

NON-EXCLUSIVE EASEMENTS FOR ACCESS, ENCROACHMENTS AND SHARED FACILITIES AS SET FORTH IN THAT CERTAIN DECLARATION OF EASEMENTS FOR ACCESS, CONSTRUCTION, ENCROACHMENTS AND SHARED FACILITIES RECORDED MAY 11, 2010 AS DOCUMENT 1013118085 AND FIRST AMENDMENT RECORDED APRIL 30, 2015 AS DOCUMENT 1512041141 AND SECOND AMENDMENT RECORDED NOVEMBER 20, 2017 AS DOCUMENT 1732429055.

PARCEL 6:

NON-EXCLUSIVE EASEMENTS FOR ACCESS FOR REFUSE REMOVAL AS SET FORTH IN THAT CERTAIN GRANT OF EASEMENT RECORDED NOVEMBER 20, 2017 AS DOCUMENT 1732429056.

PARCEL 7:

NON-EXCLUSIVE FOR STRUCTURAL MEMBERS, FOOTINGS, CAISSONS, FOUNDATIONS, DEMISING WALLS, COMMON WALLS, FLOORS AND CEILINGS, COLUMNS AND BEAMS AND OTHER SUPPORTING ELEMENTS, ENCROACHMENTS, MAINTENANCE, RESTORATION, RECONSTRUCTION, ACCESS TO COMMERCIAL PROPERTY OR BUILDING SYSTEMS, ROOMS OR FACILITIES, SECURITY CAMERAS, INGRESS AND EGRESS THROUGH COMMON CORRIDORS AND STAIRWELLS AS SET FORTH IN THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS: RECIPROCAL EASEMENT AGREEMENT RECORDED NOVEMBER 20, 2017 AS DOCUMENT 1732429057.