

# UNOFFICIAL COPY

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## DEED BY LIMITED LIABILITY COMPANY

Doc#: 2111808147 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/28/2021 02:41 PM Pg: 1 of 2

Dec ID 20210401601190  
ST/CO Stamp 0-604-249-616 ST Tax \$475.00 CO Tax \$237.50  
City Stamp 0-755-330-576 City Tax: \$4,987.50

Above Space for Recorder's Use Only

Milridge, LLC, a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of (\$10.00) TEN DOLLARS, in hand paid, and pursuant to authority given by the duly appointed and acting manager of said limited liability company, as well as by the authority of the Illinois Limited Liability Company Act, 805 ILCS 180/1, *et seq.*, and the limited liability company's operating agreement dated June 13, 2017, does hereby Grant, Sell, Bargain and Convey to Michael Wessel, a single man pursuant to the said power and authority referred to above, as well as every other power and authority thereunto enabling, the following described real estate situated in Cook County, Illinois, commonly known as 3101 North Ridgeway Avenue, Unit 3E, Chicago, IL 60618, legally described as:

### PARCEL 1:

UNIT 3E IN 3101 N RIDGEWAY CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 23, 24, 25, 26, AND 27 IN BLOCK 1 IN HEINEMANN AND GROSSE'S SUBDIVISION OF PART OF LOT 3 IN DAVLIN, KELLY, AND CARROLL'S SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED March 19, 2021 AS DOCUMENT NUMBER 2110922025, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL 2:

EXCLUSIVE USE AND POSSESSION OF PARKING SPACE G-31 AS A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID.

PERMANENT INDEX NUMBER: 13-26-105-024-0000, 13-26-105-025-0000, 13-26-105-026-0000, 13-26-105-027-0000, and 13-26-105-028-0000

ADDRESS OF REAL ESTATE: 3101 North Ridgeway Avenue, Unit 3E, Chicago, IL 60618

SUBJECT TO: Covenants, conditions and restrictions of record and general real estate taxes for 2020 and subsequent years

"Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the right and easement for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein. This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said declaration the same as though the provisions of said declaration were recited and stipulated at length therein."

**USI**

"Pursuant to 765 ILCS 5/35d, notice is hereby given Grantee that the permanent index number contained in this conveyance does not specifically represent the legal description of the property. Notice is further given that a Declaration of Condominium has been recorded with the Recorder of Deeds of Cook County, Illinois on as Document Number 2110922025 which will result in the issuance of a permanent index number for the property described herein."

