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Chicago Title Insurance Company
SPECIAL WARRANTY DEED
(Corporation to Individual)

Doc#: 2112539067 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/05/2021 05:54 AM Pg: 1 of 2

Dec ID 20210201645250
ST/CO Stamp 1-617-698-320 ST Tax \$150.00 CO Tax \$75.00

THIS INDENTURE made this 23rd of April, 2021 between Kiss The Chef Holdings LLC, an Illinois 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, party of the first part, and # Arch Holdings, LLC, an Illinois limited liability company party of the second part,

(GRANTEE'S ADDRESS) 171 W. Wing Street, Suite 210, Arlington Heights, IL 60005

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged by these presents does **REMISE, RELEASE, ALIEN AND CONVEY** unto the said party of the second part, and to their heirs and assigns, **FOREVER**, all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

PARCEL 1: UNIT 203 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN WING STREET CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0314831023, AS AMENDED, IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NOS. 2, 23 AND 37, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS. PARCEL 3: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NO. 00577251 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

10006982

SUBJECT TO: Covenants, conditions and restrictions of record, General taxes for the year 2020 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years 2020

Permanent Real Estate Index Number(s): 03-29-340-031-1071

Address(es) of Real Estate: 171 Wing Street, Suite 203, Arlington Heights, IL 60005

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the said party of the second part, their heirs and assigns forever.

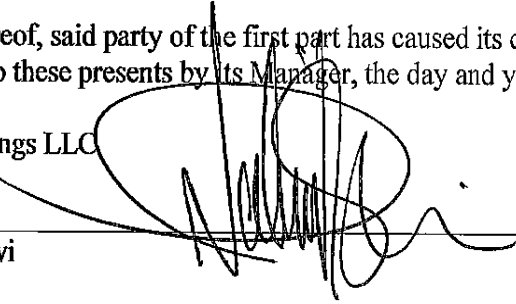
UNOFFICIAL COPY

And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, their 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 incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it **WILL WARRANT AND FOREVER DEFEND.**

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Manager, the day and year first above written.

Kiss the Chef Holdings LLC

By _____
Ayad M. Nahlawi
Manager

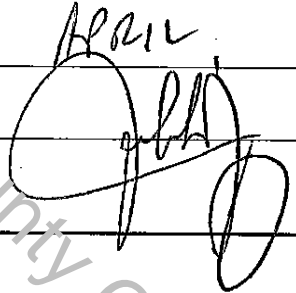


STATE OF ILLINOIS, COUNTY OF DuPage ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Ayad M. Nahlawi, as Manager of Kiss the Chef Holdings LLC and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that as such Managers he signed and delivered the said instrument as their free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 23rd day of April 2021

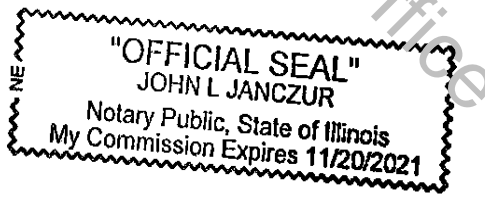
(Notary Public)





Prepared By: John Janczur
19 S. La Salle Street, #1201
Chicago, IL 60603

Mail To & Name & Address of Taxpayer:

3 Arch Holdings LLC
171 Wing Street, Suite 210
Arlington Heights, IL 60005



REAL ESTATE TRANSFER TAX		29-Apr-2021
	COUNTY:	75.00
	ILLINOIS:	150.00
	TOTAL:	225.00

03-29-340-031-1071 | 20210201645250 | 1-617-698-320