



Doc# 2115933039 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 06/08/2021 10:47 AM PG: 1 OF 2

WARRANTY DEED

Old Republic Title
9601 Southwest Highway
Oak Lawn IL 60453

File No: 21134799

THIS INDENTURE WITNESSETH, that the Grantor(s), Adam Ryan and Cristen Clancy Ryan f/k/a Cristen Laine Clancy, husband and wife, of the City of Chicago, County of Cook, and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO M&M Burling LLC, (Grantee's Address) 10461 Brookridge Cr., Frankfort IL 60423, the following described real estate, to-wit:

UNIT 1330 IN NORTH TOWN VILLAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF A PORTION OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 2, 4 THROUGH 25, 27 THROUGH 30, AND 33 THROUGH 38 IN NORTH TOWN VILLAGE, BEING A SUBDIVISION OF PART OF VARIOUS LOTS, BLOCKS, STREETS AND ALLEYS IN BUTTERFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR NORTH TOWN VILLAGE CONDOMINIUM RECORDED AS DOCUMENT NO. 0010906035, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Real Estate Index Number: 17-04-113-100-1121

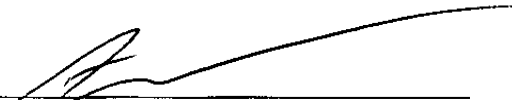
Address of Real Estate: 1330 N Burling St, Chicago, IL 60610

Subject to the following restrictions: a) all taxes and ~~special assessments~~ ^{Special assessment only} for the year 2020 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; e) terms, provisions, covenants, conditions, restrictions and options in rights and easements established by the Declaration of Condominium Ownership recorded as Documents number 0010906035 as amended from time to time; and f) Provisions, limitations and conditions as imposed by the Condominium Property Act; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SIGNATURE PAGE TO FOLLOW

UNOFFICIAL COPY

Dated this 14 Day of May, 2021

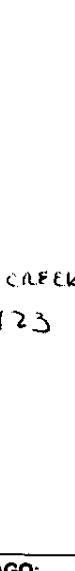

Adam Ryan


Cristen Clancy Ryan f/k/a Cristen Laine Clancy

STATE OF ILLINOIS)
COUNTY OF COOK) SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Adam Ryan and Cristen Clancy Ryan, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/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 Notarial Seal this 14 day of May, 2021.



Notary Public

This Instrument was prepared by:
Rob Roe and Associates P.C.
111 W Jackson Blvd, Suite 1700
Chicago IL 60604





Future Tax Bills to:
~~M&M Burling LLC~~ MICHAEL FLYNN
1330 N Burling St. 10461 Brookridge Creek
Chicago, IL 60640 Frankfort, IL 60423

After recording return document to:
~~Joel Lipman~~ ~~M&M Burling LLC~~
3104 W Touhy Ave. 1330 N Burling St
Chicago, IL 60643 Chicago, IL 60610
MICHAEL FLYNN
10461 Brookridge Creek Drive
Frankfort, IL 60423

REAL ESTATE TRANSFER TAX	07-Jun-2021
 CHICAGO:	3,525.00
CTA:	1,410.00
TOTAL:	4,935.00 *

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

REAL ESTATE TRANSFER TAX	07-Jun-2021
 COUNTY:	235.00
 ILLINOIS:	470.00
TOTAL:	705.00

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