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Doc#: 2235628198 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/22/2022 11:24 AM Pg: 1 of 3

Dec ID 20221101601848
ST/CO Stamp 1-981-199-696 ST Tax \$384.00 CO Tax \$192.00
City Stamp 1-607-587-152 City Tax: \$4,032.00

PT22-88607
1/2

WARRANTY DEED

Grantor, Donald S. Bernatchi, an unmarried man, of 165 N. Canal Street, Unit 517, Chicago, County of Cook, Illinois, for and in consideration of Ten and ^{no}/₁₀₀ Dollars (\$10.00) and other good and valuable consideration received, hereby CONVEYS AND WARRANTS to Chicago Title Land Trust Company as Trustee under the Trust Agreement dated November 2, 2022 and known as Trust Number 8002390351, the Real Estate located at and commonly known as:

165 N. Canal Street, Unit 517 and P-288, Chicago, Illinois 60606;

P.I.N.: 17-09-325-012-1017 and 17-09-325-012-1628

Whose legal description is attached hereto and incorporated herein:

TO HAVE AND TO HOLD said Premises forever, and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. This is not homestead property.

PROPER TITLE, LLC

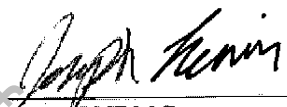
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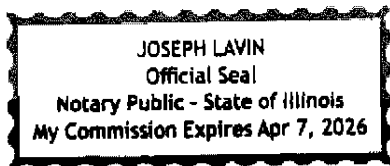

Donald S. Bernacchi

STATE OF IL)
) SS.
COUNTY OF Cook)

I, Joseph Lavin, a notary public in and for said County, in the State of Cook, DO HEREBY CERTIFY that Donald S. Bernacchi, personally known to me to be the same persons whose name is subscribed in the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 22 day of November, 2022


NOTARY PUBLIC



Property of Cook County Clerk's Office

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EXHIBIT "A" / LEGAL DESCRIPTION

Parcel 1:

Units 517 and P-288, together with an undivided percentage interest in the common elements in the Randolph Place Residences Condominium, as delineated and defined in the Declaration recorded as document 97984169, as amended from time to time, in Section 9, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

Easements for the benefit of Parcel 1 for ingress, egress, use, support, maintenance and enjoyment, as set forth in the Declaration of Covenants, Conditions, Restrictions, and Easements, recorded as document number 08192543.

Mail Deed:

165 N. Canal Street

Unit 517

Chicago, IL 60606

Mail Tax Bill:

165 N. Canal Street

Unit 517

Chicago, IL 60606

This instrument was prepared by:

Namit Bammi, Esq

Bammi Law Group LLC

203 N. LaSalle Street, Suite 2100

Chicago, Illinois 60601