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2335322024D

WARRANTY DEED

MAIL TO:

McDowell Project LLC
5 N. Wabash Avenue
Unit 1101
Chicago, Illinois 60602

Doc# 2335322024 Fee \$88.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/19/2023 12:48 PM PG: 1 OF 4

NAME & ADDRESS OF TAXPAYER:

McDowell Project LLC
5 N. Wabash Avenue
Unit 1101
Chicago, Illinois 60602

THE GRANTOR(S), HOLLY MCDOWELL, a single woman, of Chicago, State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to MCDOWELL PROJECT LLC, an Illinois limited liability company, Grantee's Address: 5 N. Wabash Avenue, Unit 1101, Chicago, Illinois, the following described Real Estate situated in the County of Cook, the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

SUBJECT TO: General Real Estate Taxes not yet due and payable as of date hereof; covenants, conditions and restrictions of record, provided they do not interfere with nor restrict the use of the property; and public and utility easements, provided they do not interfere with nor restrict the use and enjoyment of the property.

Permanent Real Estate Index Number(s): 17-08-125-039-1004
Address of Real Estate: 525 Ada Street, Unit 4, Chicago, Illinois 60642

*** THIS DEED WAS PREPARED WITHOUT EXAMINATION OF TITLE AT BOTH THE GRANTOR'S AND THE GRANTEE'S REQUEST ***

Holly McDowell
11/17/2023

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Dated this 17 day of November, 2023.

Exempt under Real Estate Transfer Tax Law 35 ILCS 2000/31-45 sub par. E



HOLLY MCDOWELL (Seal)



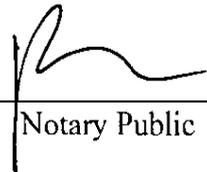
HOLLY MCDOWELL

Dated: 11/17/2023

STATE OF ILLINOIS)
) SS.
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said State, DO HEREBY CERTIFY that HOLLY MCDOWELL is/are personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that (s)he/they signed, sealed and delivered the said instrument as free and voluntary act(s), for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 17th day of November, 2023.



Notary Public



[NOTARIAL SEAL]

NAME & ADDRESS OF PREPARER:
Robert D. Lin, Attorney at Law
903 Commerce Drive, Suite 210
Oak Brook, IL 60523

REAL ESTATE TRANSFER TAX		19-Dec-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

17-08-125-039-1004 | 20231201697840 | 1-119-342-640
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		19-Dec-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

17-08-125-039-1004 | 20231201697840 | 1-284-984-880

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LEGAL DESCRIPTION

PARCEL 1: UNIT 4 IN THE 525 NORTH ADA STREET LOFTS CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN COOK COUNTY, ILLINOIS ON APRIL 27, 1993, AS DOCUMENT 93323037, AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

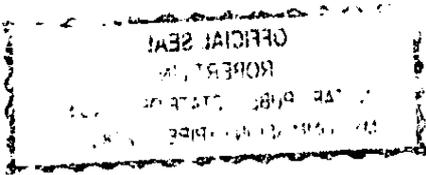
PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENT 17, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 93323037.

PARCEL 3: EASEMENT FOR BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS FOR PURPOSES OF ACCESS TO MECHANICAL AREAS DESIGNATED AS PARCELS 2 AND 3 ON SURVEY ATTACHED TO SAID DECLARATION OF CONDOMINIUM, IN CCI.

PARCEL 4: EASEMENT FOR BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS TO GARAGE SPACES KNOWN AS LIMITED COMMON ELEMENT 13 THROUGH LIMITED COMMON ELEMENT 22 AS CREATED BY DECLARATION OF CONDOMINIUM, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 17-08-125-039-1004

Address of Real Estate: 525 Ada Street, Unit 4, Chicago, Illinois 60642



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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognize as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 17 November, 2023

Signature: [Handwritten Signature]
Grantor: Holly McDowell

Subscribed and sworn to before me by the said HOLLY MCDOWELL this 17th day of November, 2023



[Handwritten Signature]
Notary Public

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or a foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 17 November 2023

Signature: [Handwritten Signature]
Grantee: Holly McDowell

Subscribed and sworn to before me by the said HOLLY MCDOWELL this 17th day of November, 2023



[Handwritten Signature]
Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)