

UNOFFICIAL COPY

**Warranty Deed
Statutory (ILLINOIS)
General**

Doc#: 2411423059 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 4/23/2024 4:10 PM Pg: 1 of 3

Dec ID 20240401677963
ST/Co Stamp 1-560-531-248 ST Tax \$175.00 CO Tax \$87.50
City Stamp 2-107-453-744 City Tax \$1,837.50

24002071-20
TRUOY
TITLE 1 of 3

Above Space for Recorder's Use Only

THE GRANTOR, ARJUMAN MIRZA, unmarried, for and in consideration of (\$10.00) Ten Dollars, in hand paid, CONVEY and WARRANT to REIMIDWEST, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See attached Exhibit A

Permanent Index Number (PIN): 17-10-203-027-1002

Address(es) of Real Estate: 233 EAST ERIE STREET, UNIT 902, CHICAGO, IL 60611.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General real estate taxes not due and payable at the time of Closing, covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

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EXHIBIT A

Legal Description

The land hereinafter referred to is situated in the City of Chicago, County of Cook, State of IL, and is described as follows:

PARCEL 1:

UNIT NO. 902 IN THE STREETERVILLE CENTER CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

ALL OF THE PROPERTY AND SPACE LYING ABOVE AND EXTENDING UPWARD FROM A HORIZONTAL PLANE HAVING AN ELEVATION OF 119.30 FEET ABOVE CHICAGO CITY DATUM (AND WHICH IS ALSO THE LOWER SURFACE OF THE FLOOR SLAB OF THE NINTH FLOOR IN THE 26 STORY BUILDING SITUATED ON THE PARCEL OF LAND HEREINAFTER DESCRIBED) AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD OF A PARCEL OF LAND COMPRISED OF LOTS 20 TO 24 AND LOT 25 (EXCEPT THAT PART OF LOT 25 LYING WEST OF TILE CENTER OF THE PARTY WALL OF THE BUILDING NOW STANDING AND DIVIDING LINE BETWEEN LOTS 25 AND 26), TOGETHER WITH THE PROPERTY AND SPACE LYING BELOW SAID HORIZONTAL PLANE HAVING AN ELEVATION OF 119.30 FEET ABOVE THE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF 118.13 FEET ABOVE CHICAGO CITY DATUM (AND WHICH PLANE COINCIDES WITH THE LOWEST SURFACE OF THE ROOF SLAB OF THE 8 STORY BUILDING SITUATED ON SAID PARCEL OF LAND) AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD ON THE SOUTH 17.96 FEET OF AFORESAID PARCEL OF LAND, ALL IN THE SUBDIVISION OF THE WEST 394 FEET OF BLOCK 32 (EXCEPT THE EAST 14 FEET OF THE NORTH 60 FEET THEREOF) IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "N" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 26017897, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF LOT 25 OF THE RIGHT TO MAINTAIN PARTY WALL AS ESTABLISHED BY AGREEMENT BETWEEN EDWIN B. SHELDON AND HEATON OWLSLEY RECORDED AUGUST 11, 1892 AS DOCUMENT NO. 1715509 ON THAT PART OF LOTS 25 AND 26 IN KINZIE'S ADDITION AFORESAID OCCUPIED BY THE WEST HALF OF THE PARTY WALL, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS DATED OCTOBER 1, 1981 AND RECORDED OCTOBER 2, 1981 AS DOCUMENT NO. 26017894 AND AS CREATED BY DEED RECORDED AS DOCUMENT NO. 26017895.

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Dated this 10 day of April, 2024

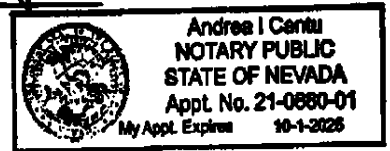
Arjumand Mirza
ARJUMAND MIRZA

State of Nevada, County of Clark ss I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY Shane McGibbon, is personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her 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 official seal, this 10th day of April, 2024

Commission expires October 1, 2025 Andrea Cantu
Notary Public

This instrument was prepared by:
The Real Property Law Group, PC, 4653 N. Milwaukee Ave., Chicago, Illinois 60630



MAIL TO:
Shane

SEND SUBSEQUENT TAX BILLS TO:
REL Midwest LLC
318 Hall Dr W #267
Bethel Conn, IL 60019

OR

Recorder's Office Box No. _____

PROPERTY OF COOK COUNTY CLERK'S OFFICE