

# UNOFFICIAL COPY

Doc#: 2412224368 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/1/2024 3:57 PM Pg: 1 of 3

Dec ID 20240401685175

ST/Co Stamp 2-111-506-736 ST Tax \$200.00 CO Tax \$100.00

City Stamp 0-038-603-056 City Tax \$2,100.00

24-01194-PT  
**WARRANTY DEED**  
**ILLINOIS STATUTORY** *2/2*

**THE GRANTOR (NAME AND ADDRESS)**

Kendall Sowers Travis  
3510 Turtle Creek Boulevard  
Dallas, TX 75219

(The Above Space for Recorder's Use Only)

*100*  
THE GRANTOR Kendall Sowers AKA Kendall Sowers Travis, *a married woman* for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Purple Carnations LLC, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"**

Permanent Index Number(s): 14-28-115-089-1132 and 14-28-115-089-1034

Property Address: 2800 North Orchard Street, #910, Chicago, IL 60657  
*and P. 34*

**Subject Only To:** 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; and general real estate taxes not due and payable at the time of Closing.

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

*\* an Illinois limited liability company*

*\* \* This is a Non-Homestead Property*

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Dated this 22 day of April, 2024.

Kendall B Sowers Kendall Sowers Travis  
Kendall B. Sowers n/k/a Kendall Sowers Travis

STATE OF ILLINOIS        )  
  ) SS,  
COUNTY OF COOK         )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Kendall Sowers Travis personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered in the 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 notarial seal, this 22 day of April, 2024.



[Signature]  
Notary Public

THIS INSTRUMENT PREPARED BY  
Shawn M. Bolger, Ltd.  
PO Box 1208  
Franklin Park, IL 60131

MAIL TO:

Christina B. Perez  
DKMO LAW  
11 S. Dunton  
Arl. Hts., IL 60005

Grantee's Address and  
SEND SUBSEQUENT TAX BILLS TO:

Purple Carnations LLC  
~~2800 North Orchard Street~~ 205 N. Michigan Ave.  
~~#910~~ unit 810  
Chicago, IL ~~60657~~ 60601

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## EXHIBIT A LEGAL DESCRIPTION

UNIT NO. 910 AND UNIT NO. P-34 IN 2800 NORTH ORCHARD CONDOMINIUM, AS DELINEATED ON A SURVEY OF PART OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 24 IN L.S. WARNER'S SUBDIVISION OF LOTS 17 AND 18 IN BICKERDIKE AND STEELE'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH LOT 14 (EXCEPT THAT PART OF SAID LOT WHICH LIES EAST OF A LINE 40 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF N. ORCHARD STREET, BEING THE EAST 18 FEET OF SAID LOT) AND ALL OF LOTS 15 AND 16 IN L.J. HALSEY'S SUBDIVISION OF LOT 9 IN BICKERDIKE AND STEELE'S SUBDIVISION AFORESAID, TOGETHER WITH LOTS 3, 4 AND 5 IN ABBOTT'S SUBDIVISION OF THE WEST PART OF THE SOUTH 1/2 OF LOT 10 IN BICKERDIKE AND STEELE'S SUBDIVISION AFORESAID TOGETHER WITH THE PRIVATE ALLEY SOUTH AND SOUTHWESTERLY OF AND ADJOINING SAID LOT 3 AS CREATED BY AND AS DESIGNATED ON PLAT OF ABBOTT'S SUBDIVISION RECORDED IN THE RECORDER'S OFFICE ON MARCH 10, 1884 AS DOCUMENT 529937, IN BOOK 10, PAGE 86, ALL IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 6, 2002 AS DOCUMENT NUMBER 0020635931, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

**PREMIER TITLE**  
1000 JORIE BLVD , SUITE 136  
OAK BROOK, IL 60523  
630-571-2111