

UNOFFICIAL COPY 00552598

SPECIAL WARRANTY DEED

4858/0065 90 001 Page 1 of 2  
2000-07-24 09:53:06  
Cook County Recorder 23.50



00552598

MAIL TO: KETH PAVIS  
1525 E. 53rd Street, #516-11  
CHICAGO, IL 60615

NAME & ADDRESS OF TAXPAYER:  
THOMAS HALL, JR.  
18660 Willow  
Country Club Hills, IL 60478

RECORDER'S STAMP

109957

THE GRANTOR: HARBOR FINANCIAL MORTGAGE CORPORATION, BY MATRIX CAPITAL BANK, PURSUANT TO A LIMITED POWER OF ATTORNEY, created and existing under and by virtue of the laws of the State of Texas for and in consideration of TEN (\$ 10.00) DOLLARS and other good and valuable considerations in hand paid.

CONVEYS to <sup>A</sup> THOMAS HALL JR  
18660 Willow, Country Club Hills, IL

all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 128 IN MONARCH PLACE PHASE 2, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD MERIDIAN, IN COOK COUNTY, ILLINOIS.


Subject to: general real estate taxes not due and payable at the time of closing; building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises; public roads and highways, if any; party wall rights and agreements, if any; and limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

THIS PROPERTY IS BEING CONVEYED IN "AS IS" CONDITION. Grantor makes no representations or warranties, either express or implied with respect to the condition of the property, habitability, good and workmanlike construction or fitness for a particular purpose and all representations or warranties are hereby expressly excluded.

GRANTOR, for itself and its successors and assigns, covenants and warrants that it has not done or suffered to be done, anything whereby the above-described real estate hereby granted shall or may be encumbered or charged in any manner whatsoever.

Permanent Index Number(s) 31-03-209-007  
Property Address: 18660 Willow Avenue, Country Club Hills, IL

10000

STATE OF ILLINOIS		REAL ESTATE TRANSFER TAX
STATE TAX		0010300
	JUL. 18.00	FP326669
	REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000015376

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In Witness Whereof, said Grantor has caused its name to be signed to by HARBOR FINANCIAL MORTGAGE CORPORATION, BY MATRIX CAPITAL BANK, PURSUANT TO A LIMITED POWER OF ATTORNEY, these presents by its Sr. Vice President, and attested by its Secretary, this 6 day of July, 2000.

HARBOR FINANCIAL MORTGAGE CORPORATION, BY MATRIX CAPITAL BANK, PURSUANT TO A LIMITED POWER OF ATTORNEY

Attest: [Signature]  
Secretary  
Patrick Howard

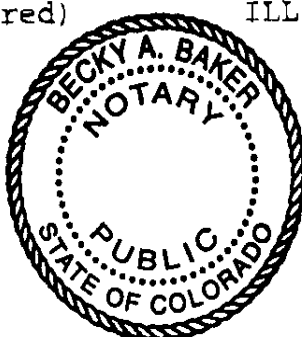
By: [Signature]  
President  
Michelle Cernosek  
Senior Vice President  
Matrix Capital Bank

STATE OF Colorado ) ss  
County of Denver )  
I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Michelle Cernosek personally known to me to be the Sr. Vice President of Matrix Capital Bank, and Patrick Howard personally known to me to be the Secretary said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Sr. Vice President and Secretary, they signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

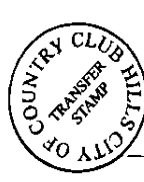
Given under my hand and official seal, this 6<sup>th</sup> day of July, 2000.  
Commission expires 6/9 2004.  
[Signature]  
NOTARY PUBLIC

MUNICIPAL TRANSFER STAMP (If Required) ILLINOIS TRANSFER STAMP

NAME & ADDRESS OF PREPARER:  
KROPIK, PAPUGA & SHAW  
120 South LaSalle  
Chicago, Illinois 60603



My Commission Expires 06/09/2004



NO. 005168  
\$ 565.00  
REAL ESTATE  
TRANSFER TAX

COUNTY TAX  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
JUL 18.00  
REVENUE STAMP

# 0000030415	REAL ESTATE TRANSFER TAX
	0005150
	FP326670

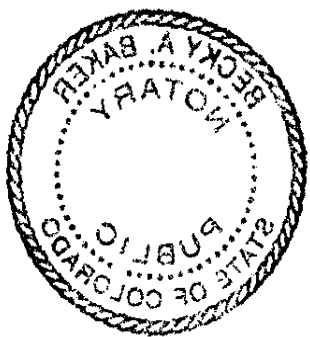
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11-20-99

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Property of Cook County Clerk's Office



My Commission Expires 04/03/2004

11-20-99