

UNOFFICIAL COPY 00743912

SPECIAL WARRANTY DEED

02/27/0010 25 001 Page 1 of 4  
2000-09-25 09:24:34  
Cook County Recorder 51.50



STATE OF ILLINOIS )  
) SS.  
COUNTY OF DUPAGE )

**KNOWN ALL PERSONS BY THESE PRESENTS:**

THAT Security Federal Bank, FSB whose address is 9321 Wicker Avenue, St. John, IN 46373 ("Grantor"), for and in consideration of the sum of Ten and No/100ths (\$10.00) and other valuable consideration to the undersigned paid by Krzysztof T. Zadora and Danuta Zadora, <sup>his wife</sup> as Tenants by the Entirety and not as Tenants in Common and not Joint Tenants

("Grantee"), the receipt and sufficiency of which consideration is hereby acknowledged, has GRANTED, SOLD AND CONVEYED, and by these presents does GRANT, SELL AND CONVEY unto Grantee, that certain parcel of real property described on Exhibit A attached hereto and made a part hereof, together with all of the easements, rights-of-way, privileges, liberties, hereditaments, strips and gores, streets, alleys, passages, ways, waters, water courses, rights and appurtenances thereto belonging or appertaining, and all of the estate, right, title, interest, claims or demands whatsoever of Grantors therein and the streets and ways adjacent thereto, either in law or in equity; subject, however, to the rights of the Condominium Association pursuant to the Declaration of Condominium, including but not limited to any first right of refusal, past due assessments, costs and expenses, Real Estate Taxes for the years 1998 and subsequent, and those additional matters which may be set forth on Exhibit A attached hereto and made a part hereof.

Together with all and singular the hereditaments and appurtenance thereunto belonging, or in any wise appertaining; and the reversion, remainder or remainders, rents, issues and profits thereof, and all the estate, right, title, interest claim or demand whatsoever of the said grantor, either in law or equity, of, in, and to the above bargained premises, with the said hereditaments and appurtenances; TO HAVE AND TO HOLD the premises as before described, with the appurtenances, unto the said grantee, their successors and assigns forever.

And grantor, for itself and its successors does covenant, promise and agree, to aid with the said grantee, their successors and assigns, that grantor has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through, or under it, it will warrant and forever defend.

IN WITNESS WHEREOF, said Washington Mutual Bank, FA has caused its corporate seal to be executed the 29 day of AUGUST, 2000.

GRANTOR:

SECURITY FEDERAL BANK, FSB

By: [Signature]  
Printed Name: Kevin P Dunn  
Its: Executive Vice President

ATTEST:

By: [Signature]  
Printed Name: Edwina Golec  
Its: Secretary


P  
4  
TA

# UNOFFICIAL COPY

00743912

Property of Cook County Clerk's Office

019056	THE CITY OF BERWYN, IL	REAL ESTATE TRANSFER TAX
_____	_____	_____
_____	SEP-6'00	728.00
PB.10827	PL	_____



# UNOFFICIAL COPY

State of Illinois )  
                          )  
County of DuPage ) SS

00743912

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that  
KEVIN P DUNN personally known to me to be the EXECUTIVE VICE and  
EDWINA GOLEC personally known to me to be the SECRETARY PRESIDENT of Security Federal  
Bank, FSB, 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 EXECUTIVE VICE PRESIDENT and  
SECRETARY, they signed and delivered the said instrument and caused the corporate seal of said corporation to be  
affixed thereto, 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 uses and purposes therein set forth.

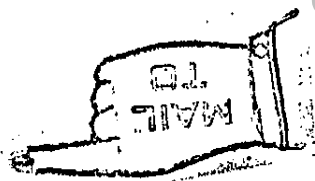
Given under my hand and official seal this 29 day of AUG, 2000.

Edwina Golec  
Notary Public EDWINA GOLEC Commission expires: 7-21-2008

This instrument was prepared by:

Steven B. Bashaw  
McBride Baker & Coles  
One Mid America Plaza  
10th Floor  
Oak Brook Terrace, IL 60181

Record and Mail to:  
Krzysztof T. Zadora  
Danuta Zadora  
2703 S. Grover  
Berwyn, IL 60402



Send Subsequent Tax Bills to:  
Krzysztof T. Zadora  
Danuta Zadora  
2703 S. Grover  
Berwyn, IL 60402

REAL ESTATE TRANSFER TAX	0007200	FP326660
# 0000018212		

COUNTY TAX  
REVENUE STAMP  
# 000003645

SEP. 18.00  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX

STATE OF ILLINOIS  
STATE TAX  
SEP. 18.00  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX	0003600	FP326670
--------------------------	---------	----------

# UNOFFICIAL COPY

Exhibit A

00743912

LOT 49 IN BLOCK 8 IN J.H. CURTIS'S ADDITION TO BERWYN, A SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTH WEST QUARTER OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE RAILROAD, IN COOK COUNTY, ILLINOIS.

Common Address: 2703 S. Grover, Berwyn, IL 60402

P.I.N. 16-30-313-032

Property of Cook County Clerk's Office