UNOFFICIAL COMM66045

2001-03-01 13:41:16

Cook County Recorder

25.50

OUIT CUREM
SPECIAL WARRANTY DEED
Mail to:

CAPITAL TAX CORP.

100 N. La Salle #1111

Chicago IL 60602

Send subsequent tax bills to:

CAPITAL TAX CORP.

100 N La Salle #1111

Chicago IL 60602



/ day of January, 2001 , between THIS INDENTUKE, made this CONTIMORTGAGE CORPORATION, a corporation created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of ILLINOIS, party of part, and CAPITAL TAX CORPORATION, an Illinois corporation, party of the second part. WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is rereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, LIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

LOT 1 AND THE EAST 9 FEET OF LOT 2 IN BASKINS SUBDIVISION OF THE EAST 148 FEET OF THE WEST 245 FEET OF THE SOUTH 125 FEET OF LOT 7 IN TYRELL, BERRETT AND KERFOOT'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 39 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, CASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all hereditaments and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

P.I.N. (S): 16-11-408-087

ADDRESS(ES): 3216 W. Walnut, Chicago, IL 60624

## UNOFFICIAL CORM66045 Fage 2 of

IN WITNESS WHEREOF, said party of the first part has caused its hame to be signed to by its ASSISTANT SECRETARY, Frank Visocky, and attested to by its MANAGING DIRECTOR, J.M. Lowenthal, the day and year first above written.

CONTIMORTGAGE CORPORATION BY FAIRBANKS CAPITAL CORP. AS ATTORNEY IN FACT UNDER A POWER OF ATTORNEY:

By:

FRANK V. VISOCKY

Attest:

J.M. LOWENTHAL

Managing Director

State of Pennsylvania

SS.

County of Montgomery

SS.

I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO MERFBY CERTIFY that Frank Visocky, personally known to me to be the Assistant Secretary of Fairbanks Capital Corp. and J.M. Lowenthal personally known to me to be the Managing Director of 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 acknowledged that they signed, sealed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act and deed of said corporation, for the uses and purposes therein set forch.

Given under my hand and official seal, this \_\_\_\_\_ day of September, -2000. January, 2001.

Notary Public

My commission expires on My Co

Notarial Seal
Kelly Walther, Notary Public
Hatboro Boro, Montgomery County
My Commission Expires Mar. 24, 2003

1200

Member, Pennsylvania Association of Notarles

This instrument was prepared by Russell C. Wirbicki, 122 S. Michigan Avenue, Suite 1220, Chicago, IL 60603

Exempt under provisions of Paragraph\_ Section 31-45, Property Tax Code.

Date

Buyer, Seller, or Representative

## **UNOFFICIAL COPY**



## STATEMENT BY GRANTOR AND GRANTEE

The granto 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, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.  Dated  Signature
Dated Signature Grantor or Agent
Subscribed and sworn to before  me by the said
The grantee or his agent affirms and verified 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 foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquired and hold title 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 Signature Grantee or Agent
Subscribed and sworn to before me by the said
Note: Any person who knowingly submits a false statement concerning the identify 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.)