

SPECIAL WARRANTY DEED

3126/0065 18 001 Page 1 of 3
2001-06-25 09:40:00
Cook County Recorder 25.50



THIS INDENTURE, made this 7th day of June, 2001 between THRUSH KENWOOD, INC., An Illinois corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and, Joi Bradshaw & Janice Bradshaw, of 8809 S. Luella, Chicago, IL 60617, as Joint Tenants and not Tenants in Common, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and 00/100 (\$10.00) Dollars

and good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Secretary of grantor, by these presents does REMISE, RELEASE, ALIEN 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 State of Illinois known as and described as follows:

SEE ATTACHED LEGAL DESCRIPTION

B
MR

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

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, their heirs and assigns, that it 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 DEFEND, subject to: Real Estate Taxes not yet payable, special taxes or assessments for improvements not yet completed, easements, covenants, agreements, conditions, restrictions and building lines of record and party wall rights, easements of record; the plat, act of grantee.

Permanent Real Estate Index Number: 20-02-314-070

Address of Real Estate: 4530 S. Woodlawn, Unit 603, Chicago, IL 60653

IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents by its Secretary, the day and year above written.

THRUSH KENWOOD, INC.
an Illinois corporation

By: [Signature]
Its: Vice President

City of Chicago
Dept. of Revenue
253787
06/21/2001 08:54 Batch 03523 10

Real Estate
Transfer Stamp
\$1,972.50

UNOFFICIAL COPY

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File No.: C9715922

LEGAL DESCRIPTION:

THAT PART OF LOTS 2 THROUGH 6, TAKEN AS A TRACT, IN THE SUBDIVISION OF THE NORTH 1/2 OF THE EAST 1/2 OF THAT PART OF ORIGINAL BLOCK 5 LYING EAST OF THE WEST 33.0 FEET THEREOF IN THE SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 2; THENCE SOUTH 00 DEGREES 00' 28" WEST 99.96 FEET ALONG A WEST LINE THEREOF TO THE NORTH LINE OF LOT 4 AFORESAID; THENCE NORTH 89 DEGREES 57' 34" WEST 76.85 FEET ALONG SAID NORTH LINE TO A BEND THEREIN; THENCE SOUTH 45 DEGREES 01' 20" WEST 7.07 FEET ALONG THE NORTHWESTERLY LINE OF LOT 4 TO THE WEST LINE THEREOF; THENCE SOUTH 00 DEGREES 00' 14" WEST 56.21 FEET ALONG THE WEST LINE OF THE AFORESAID TRACT TO THE PART OF BEGINNING; THENCE NORTH 90 DEGREES 00' 00" EAST 45.52 FEET; THENCE SOUTH 00 DEGREES 00' 00" WEST 18.34 FEET; THENCE NORTH 90 DEGREES 00' 00" WEST 45.52 FEET TO THE WEST LINE OF SAID TRACT; THENCE NORTH 00 DEGREES 00' 14" EAST 18.34 FEET ALONG SAID WEST LINE TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

10553043

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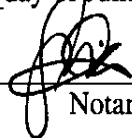
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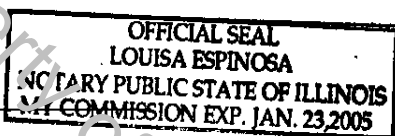
UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned a Notary Public, in and for said County, in the State aforesaid, do hereby certify that Gregory Teague, Vice President, of Thrush Kenwood, Inc. an Illinois corporation, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Secretary appeared before me this day in person and acknowledged that he signed and delivered said instrument as his own free and voluntary act and as the free and voluntary act of said company, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 7th day of June 2001.


Notary Public



My Commission Expires: _____

This instrument was prepared by:

Thrush Realty
357 W. Chicago Avenue
Chicago, IL 60610

Mail To: *Miller & Fergusson*
9415 S. STATE
Chicago IL 60619

Send Subsequent Tax Bills To:
Joi Bradshaw &
Janice Bradshaw
4530 S. Woodlawn, #603
Chicago, IL 60653

10553043



Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP APR-2'01
P.B. 10847
131.50
037891
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
APR-2'01
263.00
P.B. 10842

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