

SPECIAL WARRANTY DEED
(Corporation to individual)
(Illinois)

UNOFFICIAL COPY

0020240586

201/0118 90 001 Page 1 of 2

2002-03-01 12:11:09

Cook County Recorder 23.50

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CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THIS AGREEMENT, made this 22nd day of February, ~~19~~ 2002, between XEZ, INC.



0020240586

a 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

BENEDICT TOKOCHA
6426 Ridge Blvd., Chicago, IL

(Name and Address of Grantee)

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten & No/100 Dollars and to it in hand paid

by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors

of said corporation, by these presents does PREMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to _____ heirs and assigns, FOREVER, all the following described real estate, situated in the County of _____ and State of Illinois known and described as follows, to wit:

Above Space for Recorder's Use Only

Lot 36 in Block 3 in Johnston and Clement's Subdivision of the West 1/2 of the Southeast 1/4 (except the Railroad) of Section 22, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, _____ 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, _____ 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 incumbered 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:

Permanent Real Estate Number(s): 20-22-400-009-0000

Address(es) of real estate: 6714 South Eberhart, Chicago, IL 60637

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its _____ President, and attested by its _____ Secretary, the day and year first above written.

XEZ, INC.

(Name of Corporation)

By

President

Attest:

Secretary

This instrument was prepared by Timothy L. Rowells, 35 E. Wacker, Chicago, IL

(Name and Address)

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SEND SUBSEQUENT TO 40586

MAIL TO: Benedict Okocha (Name) 6426 Ridge Blvd. (Address) Chicago, IL 60626 (City, State and Zip)

Benedict Okocha (Name) 6426 Ridge Blvd. (Address) Chicago, IL 60626 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

STATE OF ILLINOIS COUNTY OF COOK ss.

I, Timothy L. Rowells a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Brian Urbanowski personally known to me to be the President of XEZ, INC. a corporation, and also, personally known to me to be the Secretary 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 severally acknowledged that as such 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 the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of February, 2002 Notary Public

Commission expires _____



Box _____

SPECIAL WARRANTY DEED

Corporation to Individual

City of Chicago Dept. of Revenue 272013 03/01/2002 11:31 Batch 06594 14 TO



Table with 2 columns: REAL ESTATE TRANSFER TAX, 00040.00, FP326670

COOK COUNTY REAL ESTATE TRANSACTION TAX MAR. - 1.02 REVENUE STAMP

Table with 2 columns: REAL ESTATE TRANSFER TAX, 00080.00, FP326660

STATE OF ILLINOIS MAR. - 1.02 STATE TAX REVENUE STAMP