

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

Fairbanks Capital Corp. as servicing agent for Homecomings Financial Network, Inc., by Fairbanks Capital Corp., a Utah corporation its attorney in fact ("Grantor") in consideration of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby convey and quit claim to **Francisco J. Mata**, ("Grantee") the following described real estate in Cook County, Illinois:

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6241/0013 44 001 Page 1 of 2
2003-04-02 09:23:47
Cook County Recorder 26.50



Lot 21 in Block 5 in Corn Products Subdivision being a subdivision of a portion of the North 1043 feet of Section 24, Township 38 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois

P.I.N. # 18-24-204-003

Property Commonly Known As: 755 W. 63rd Place, Summit, IL 60501

Grantor warrants to the Grantees and Grantees' heirs and assigns that it has not done or suffered to be done anything to the property during Grantor's ownership thereof or in any manner encumbered the property except as expressly set forth in this deed and further covenants and warrants that it will defend the property against all persons asserting claims through Grantor contrary to the foregoing limited warranty. ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, ARE HEREBY EXPRESSLY DISCLAIMED, THIS CONVEYANCE OF REAL ESTATE AND IMPROVEMENTS THEREON IS MADE "AS-IS", WITHOUT REPRESENTATION OR WARRANTY OF ANY KIND EXCEPT THE WARRANTY OF TITLE EXPRESSLY PROVIDED HEREIN.

2
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1st AMERICAN TITLE order # 371586

Dated: March 10, 2003

Fairbanks Capital Corp as servicing agent for Homecomings Financial Network, Inc.,
By: FAIRBANKS CAPITAL CORP., a Utah corporation, its attorney in fact

By: AVIVA BUSH, DOC. CONTROL OFFICER

This document prepared by:
Kluever & Platt, LLC
65 E. Wacker Place, Suite 1700
Chicago, IL 60601

Mail subsequent tax bills to and after recording return to:
FRANCISCO J. MATA
8517 SOUTH MAJOR
BURBANK IL 60415



STATE OF Utah)
) SS:
COUNTY OF Salt Lake)

I, Valina Radtke, Notary Public, in and for the County and State aforesaid, **DO HEREBY CERTIFY**, that ~~AVIVA BUSH-BOG CONTROL OFFICER~~ _____ known to me to the _____ of Fairbanks Capital Corp., a Utah corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such _____, he 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 his 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 12 day of March, 2003.

Valina Radtke
Notary Public

My Commission Expires: _____

