

# UNOFFICIAL COPY



Doc#: 0326834030  
Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 09/25/2003 10:17 AM Pg: 1 of 4

Doc. ID No.00073606572005N

MAIL TO:  
Bruce B. Seaton  
11345 23<sup>rd</sup> Avenue  
Bellwood, IL 60104

## SPECIAL WARRANTY DEED (CORPORATION TO INDIVIDUAL) ILLINOIS

THIS INDENTURE, made this 28<sup>th</sup> day of July, 2003, between DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FORMERLY KNOWN AS BANKERS TRUST COMPANY OF CALIFORNIA, N.A., AS TRUSTEE FOR VENDEE MORTGAGE TRUST SERIES 1997-1, a corporation created and existing under and by the virtue of the laws of the State of CALIFORNIA and duly authorized to transact business in the State of ILLINOIS, party of the first part, and BRUCE B. SEATON, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$ \_\_\_\_\_ in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of Directors of said corporation, 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 the State of Illinois known and described as follows, to wit:

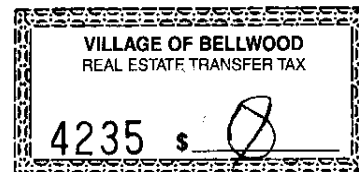
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO ANY AND ALL CONVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in anyway appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim 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.

PERMANENT REAL ESTATE INDEX NUMBER(S): 15-15-120-025-0000



MAIL TO:  
RESIDENTIAL TITLE SERVICES  
1910 S. HIGHLAND AVE.  
SUITE 202  
LOMBARD, IL 60148

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

9-23-03 Micole Bruner  
Date Buyer, Seller or Representative

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ADDRESS(ES) OF REAL ESTATE: 1134 S. 23rd Ave., Bellwood, IL 60104

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

DEUTSCHE BANK NATIONAL TRUST COMPANY  
AS TRUSTEE FORMERLY KNOWN AS BANKERS  
TRUST COMPANY OF CALIFORNIA, N.A. AS  
TRUSTEE FOR VENDEE SERIES 1997-1

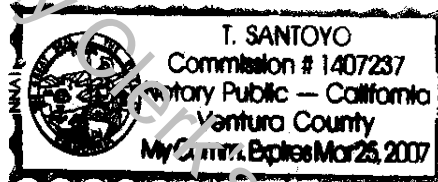
By: *Arman Kurdyan* Arman Kurdyan - Assistant Secretary  
By: *Terri Stallings* Terri Stallings - Vice President

STATE OF CALIFORNIA )  
) SS  
COUNTY OF VENTURA )

On this 29 day of July, 2003, before me, T. Santoyo, Notary Public, personally appeared Terri Stallings and Arman Kurdyan, personally known to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

*T. Santoyo*  
T. Santoyo  
Notary Public - Commission No. 1407237  
Commission Expires: March 25, 2007



This Instrument was prepared by:  
Arman Kurdyan  
COUNTRYWIDE HOME LOANS, INC.  
5898 Condor Drive, MP-88A  
Moorpark, CA 93021

PLEASE SEND SUBSEQUENT TAX BILLS TO:  
Bruce B. Seaton  
1134 South 23rd Avenue  
Bellwood, Illinois 60104

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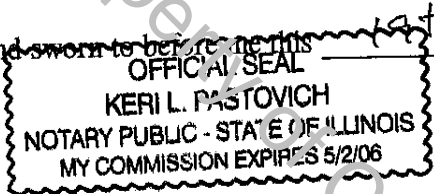
## EXEMPT AND ABI TRANSFER DECLARATION STATEMENT REQUIRED UNDER PUBLIC ACT 87-543 COOK COUNTY ONLY

The GRANTOR 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 business or acquire and hold title to real estate in Illinois; a partnership 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 August 19, 2003 Bruce B. Sexton  
GRANTOR OR AGENT

STATE OF ILLINOIS )  
                                  ) ss:  
COUNTY OF COOK )

Subscribed and sworn to before me this 19<sup>th</sup> day of August, 2003



Keri L. Pastovich  
Notary Public

My commission expires: \_\_\_\_\_

\*\*\*\*\*

The GRANTEE or his agent affirms and verifies 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 acquire and hold title to 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 August 19, 2003 Kathy L. Sexton  
GRANTEE OR AGENT

STATE OF ILLINOIS )  
                                  ) ss:  
COUNTY OF COOK )

Subscribed and sworn to before me this 19<sup>th</sup> day of August, 2003



Keri L. Pastovich  
Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a GRANTEE shall be guilty of a Class C misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses.

[Attach to Deed or ABI to be recorded in Cook County, if exempt under provisions of Section 4 of Illinois Real Estate Transaction Tax Act]

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## EXHIBIT "A"

**THE SOUTH 40 FEET OF LOT THE NORTH 80 FEET OF LOT 17 IN THE SECOND ADDITION TO BROADVIEW ESTATE IN THE WEST 1/2 OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 15, 1914 AS DOCUMENT 5443671, IN COOK COUNTY, ILLINOIS.**

**COMMONLY KNOWN AS: 1134 SOUTH 23RD AVENUE  
BELLWOOD, IL 60104**

Property of Cook County Clerk's Office