



Doc#: 0327929133
Eugene "Gene" Moore Fee: \$50.00
Cook County Recorder of Deeds
Date: 10/06/2003 11:36 AM Pg: 1 of 3

CITY TAX

CITY OF CHICAGO
SEP. 15. 03
REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000002600

REAL ESTATE TRANSFER TAX
03225.00
FP 102812

2772

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that CITIMORTGAGE, INC., duly authorized to transact business in the State of Illinois, GRANTOR, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, receipt whereof is hereby acknowledged does hereby GRANT, CONVEY and SELL to MUNAVVAR IZHAR & FARZANA IZHAR, his wife, address: 7320 West Dixon Street, Unit 413 Forest Park, IL 60130, as tenants by the entirety, GRANTEE(S), all of the following described premises situated in Cook County, Illinois, to-wit:

3

SEE ATTACHED.

FIRST AMERICAN TITLE order # 582403
183

To Have and To Hold the said premises unto the said GRANTEES, subject only to:

- (a) general real estate taxes for the 2nd installment of 2002 and subsequent years; and
- (b) covenants, conditions and restrictions contained in the Declaration of Restrictions recorded as Document 88065293 and any amendments thereto, relating to, among other things: the creation of the Garibaldi Square Townhome Homeowners Association, the rights of individual owners in said association, assessments, easements for encroachments, access easements.

And said grantor, hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

And the said GRANTOR, for itself and its successors, does warrant to the said GRANTEES, only that:

UNOFFICIAL COPY

1. GRANTOR has not done or suffered to be done anything whereby the said premises hereby granted are, or may be in any manner, encumbered; and
2. GRANTOR will forever defend the said premises against all persons lawfully claiming through GRANTOR, but not otherwise.

IN WITNESS WHEREOF, the said CITIMORTGAGE, INC. has caused its corporate seal to be affixed and these presents to be signed by its Assistant Vice President and Assistant Secretary on its behalf, this 28th day of August, 2003.

CITIMORTGAGE, INC.

By: [Signature]
 Assistant Vice President
 PERRY POLLARD, AVP

ATTEST:

[Signature]
 Assistant Secretary
 DORY BLACKWOOD
 Assistant Secretary



THIS INSTRUMENT WAS PREPARED BY:
 Hauselman & Rappin, Ltd.
 39 South LaSalle Street
 Chicago, Illinois 60603

STATE OF MISSOURI

COUNTY OF ST. LOUIS

I, PAT WILLIS, a Notary Public in and for said County, in the State
 aforementioned, DO HEREBY CERTIFY that PERRY POLLARD, AVP,
 personally known to me to be the Assistant Vice President of CITIMORTGAGE, INC.,
 and DORY BLACKWOOD, Assistant Secretary, personally known to be the Assistant 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 Assistant Vice President and Assistant 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.

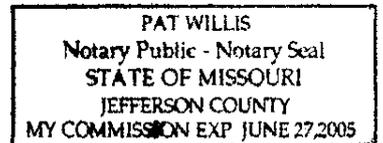
GIVEN under my hand and official seal this 28th day of August, 2003.

Mail to Munawar Ishaq

[Signature]
 Notary Public

ADDRESS OF PROPERTY:
 1529 West Harrison Street, Unit 1, Chicago, IL 60607

PERMANENT INDEX NO. 17-17-300-070-0000



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Legal Description:

PARCEL 1: PARCEL 1529: THE NORTH 21.14 FEET OF LOT 9 IN GARIBALDI SQUARE SUBDIVISION OF THE WEST 1/2 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF EASEMENT RECORDED AS DOCUMENT 88065290 IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

