

WARRANTY DEED

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Doc#: 0328927223  
Eugene "Gene" Moore Fee: \$28.50  
Cook County Recorder of Deeds  
Date: 10/16/2003 04:35 PM Pg: 1 of 3

THIS INDENTURE, made this 29<sup>th</sup> day of November, 2002, between **FIRST NATIONAL FINANCE CORPORATION**, 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

**DARRYL COBB and ANGELA SMITH COBB**  
4313 S. Berkeley Avenue - Unit 1  
Chicago, Illinois ~~60637~~ 60653

party of the second part, WITNESSETH, that the party of the first part, in consideration of **Two Hundred Twenty Thousand and 00/100 (\$220,000.00) Dollars**, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, by the party of the first part and pursuant to 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 the party of the second part's heirs and assigns, FOREVER, all of the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

EXHIBIT "A"

Together with all and singular, the hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion and reversions, remainder and remain ter., 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 party, and the party of the second part's heirs and assigns forever.

And the party of the first part, for itself, and its successors, does not covenant, promise and agree, to and with the party of the second part, and the party of the second part's 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 public and utility easements, covenants, conditions and restrictions of record, zoning and building laws, building lines, use and occupancy restrictions, drainage tiles, feeders and laterals, and general real estate taxes not yet due.

Permanent Real Estate Tax Index Number(s): 20-02-303-005-0001  
Address of Real Estate: 4313 S. Berkeley Avenue - Unit 1, Chicago, Illinois 60637

IN WITNESS WHEREOF, Seller has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice President, and attested by its Secretary at Chicago, Illinois this 29<sup>th</sup> day of November, 2002.

FIRST NATIONAL FINANCE CORPORATION

By: Kenneth E. Scripta  
Kenneth E. Scripta - Vice President

Attest: Kenneth E. Scripta  
Kenneth E. Scripta - Secretary

Instrument prepared by:

John Robeznieks, 140 S. Dearborn Street, Suite 1610, Chicago, Illinois 60603

MAIL TO:

Joan M. Fenstermaker  
Kendle, Mikuta & Fenstermaker  
221 N. LaSalle Street - Suite 1430  
Chicago, Illinois 60601

SEND SUBSEQUENT TAX BILLS TO:

DARRYL COBB and ANGELA SMITH COBB  
4313 S. Berkeley Avenue - Unit 1  
Chicago, Illinois 60637

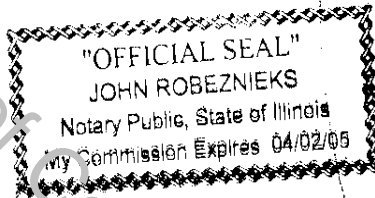
244436 1/2

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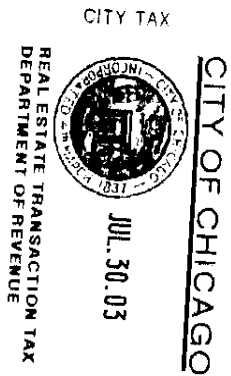
STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

I, John Robeznieks, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Kenneth E. Scripta**, personally known to me to be the Vice President of FIRST NATIONAL FINANCE CORPORATION, an Illinois corporation, and **Kenneth E. Scripta**, personally known to me to be the Secretary of said corporation, and personally known to me to be the persons whose names are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Vice 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 use and purpose therein set forth.

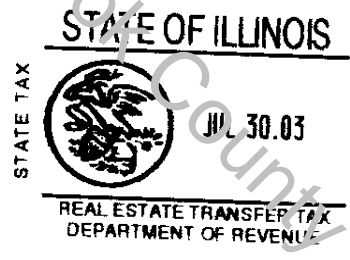
GIVEN under my hand and seal, this 29<sup>th</sup> day of November, 2002.



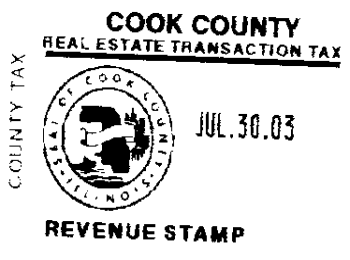
*[Handwritten Signature]*  
Notary Public



# 0000006874	
FP 102807	01650.00
REAL ESTATE TRANSFER TAX	



REAL ESTATE TRANSFER TAX	
0022000	
# 0000013219	FP 102804



REAL ESTATE TRANSFER TAX	
0011000	
# 0000013223	FP 102810

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## EXHIBIT "A"

Unit 1 together with its undivided percentage interest in the common elements in Berkeley Manor Condominium, as delineated and defined in the Declaration recorded as document number 0020690489, in the Southwest 1/4 of Section 2, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 20-02-303-005-0001

Address of Real Estate: 4313 S. Berkeley Avenue  
Unit 1  
Chicago, Illinois ~~60637~~ 60653

Property of Cook County Clerk's Office