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SPECIAL WARRANTY DEED [Corporation to Individual(s)]



Doc#: 0333831119
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 12/04/2003 11:04 AM Pg: 1 of 3

THIS AGREEMENT, made this 30th Day of September, 2003, between National Residential Nominee Services Inc. a corporation created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois, Grantor, and Eugen A. Beslic and Ivica M. Krpan, of 3519 North Seminary, #2, Chicago, IL 60657, [redacted] as TENANTS IN COMMON, but ^{not} as JOINT TENANTS, Grantee(s), WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by the Grantee(s), the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the Grantee(s), and to its heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and State of Illinois known and described as follows, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Permanent real estate index number(s): 14-19-412-019-1034 and 14-19-412-019-1228

Address of real estate: 1800 West Roscoe, Unit 234 + unit P96 Chicago Illinois 60657

Together with the hereditaments and appurtenances thereunto belonging, or in anyway appertaining thereto, and reversion, remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises.

The Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee(s), its 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 encumbered or charged, except as herein recited; and that it will warrant and defend the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it.

IN WITNESS WHEREOF, the Grantor 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 Asst. Secretary, the day and year first above written.

RETURN TO: 2 of 4
Wheatland Title
39 Mill Street
Montgomery, IL 60538
SFH03CD-4812

National Residential Nominee Services Inc.

By: [Signature]
Terri L. Warfield, Vice President

Attest: [Signature]
Cynthia A. Womack, Assistant Secretary

This instrument was prepared by BARRY H. SHERMAN, 1 South 376 Summit Ave., Court D, Oakbrook Terrace, Illinois 60181

~~Mail to:~~

George LaCorte
3310 N. Harlem
Chicago, IL 60634

Send tax bills to:

Eugen A. Beslic + Ivica M. Krpan
1800 West Roscoe, Unit 23A
Chicago, IL 60657

City of Chicago
Dept. of Revenue
325288



Real Estate
Transfer Stamp
\$2,272.50

12/04/2003 10:31 Batch 07292 36

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STATE OF Illinois)
) SS.
COUNTY OF Cook)


I, Ann M. Montgomery, a Notary Public in and for the said County, in the State aforesaid DO HEREBY CERTIFY that Terri L. Warfield personally known to me to be the Vice President (title) of National Residential Nominee Services Inc., a Delaware corporation, and Cynthia A. Wornack, personally known to me to be the Assistant Secretary (Title), 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 30 Day of September, 2003


Ann M. Montgomery - Notary Public
Notary Seal For State Of
Missouri - City of St Louis
My Commission Expires 7/20/2007

Ann M. Montgomery
Notary Public

Commission expires 7-20-07

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX

DEC.-4.03
REVENUE STAMP

0000117835
REAL ESTATE TRANSFER TAX
0015150
FP326670

STATE TAX
STATE OF ILLINOIS

DEC.-4.03
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000059504
REAL ESTATE TRANSFER TAX
0030300
FP326660

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Legal Description

Unit 234 and P96 in Roscoe Village Lofts Condominium as delineated on Plat of Survey of the following described parcel of real estate:

Lot 43 (except that part conveyed to the Northwestern Elevated Railroad) and Lots 64 and 84, both inclusive, in Block 38 in C.J. Ford's Subdivision of Blocks 27, 28, 37 and 38 in the Subdivision of Section 19, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook county, Illinois (except the Southwest 1/4 of the Southeast 1/4 thereof) in Cook County, Illinois. Which Plat of Survey is attached as Exhibit "D" to the Declaration of Condominium, recorded as Document 93223608, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Property of Cook County Clerk's Office