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Doc#: 0404232013
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 02/11/2004 10:11 AM Pg: 1 of 3

MAIL TO:
Fred Frankel
1348 W. Wilson Ave.
Chicago IL 60640
SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS

THIS INDENTURE, made this 28 th day of January, 2004., between **Pledged Property II, LLC**, a corporation created and existing under and by virtue of the laws of the State of TEXAS and duly authorized to transact business in the State of ILLINOIS, party of the first part, and **JSM Investments, LLC**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, 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 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 ATTACHED EXHIBIT A

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD. Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, 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 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.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): **20-20-324-029-0000**
PROPERTY ADDRESS(ES):

7016 S. Justine, Chicago, IL, 60636

IN WITNESS WHEREOF, said party of the first part has caused by its Ass - Vice-President and Secretary the day and year first above written.


STATE TAX	STATE OF ILLINOIS FEB. 10. 04 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000061446	REAL ESTATE TRANSFER TAX 0004500 FP326669
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COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX FEB. 11. 04 REVENUE STAMP	# 0000122573	REAL ESTATE TRANSFER TAX 0002250 FP326670
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PLACE CORPORATE

Pledged Property II, LLC


By _____

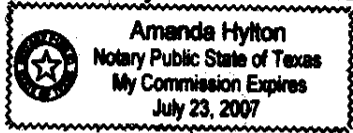
**CHRIS MCCORMICK
ASST. VICE PRESIDENT**

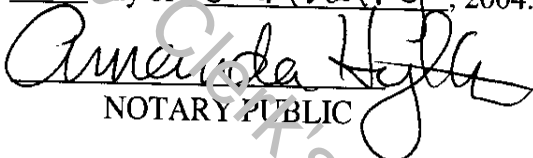
SEAL HERE

STATE OF Texas)
COUNTY OF Harris) SS

I, AMANDA HYLTON, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that CHRIS MCCORMICK, personally known to me to be the Asst. Vice President for Pledged Property II, LLC, 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 the Asst. Vice President, he signed and delivered the said instrument their free and voluntary act, and as the free and voluntary act and deed for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 28 day of January, 2004.




NOTARY PUBLIC

My commission expires: _____

This Instrument was prepared by PIERCE & ASSOCIATES, P.C., 18 S. MICHIGAN AVE., SUITE 1200, CHICAGO, IL 60603 BY: JAMIE BARON

PLEASE SEND SUBSEQUENT TAX BILLS TO:

JSM Investments, LLC
P.O. Box 571273
Chicago, IL 60659

City of Chicago
Dept. of Revenue
330650



Real Estate
Transfer Stamp
\$337.50

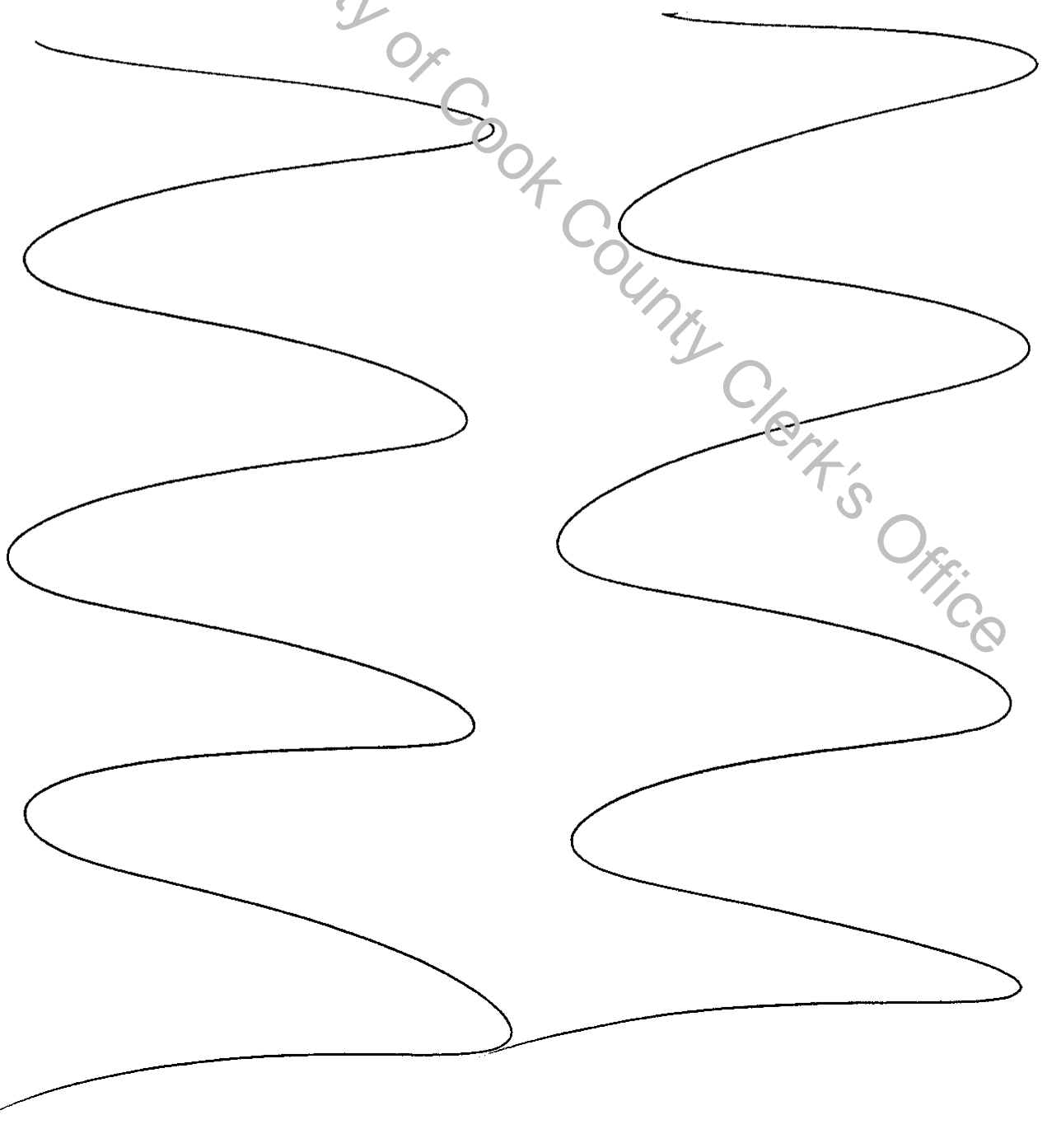
02/11/2004 10:01 Batch 07244 59

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EXHIBIT A

LOT 7 IN BLOCK 5 IN MARSTON AND AUGER'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS 7016 SOUTH JUSTINE ST. CHICAGO, IL 60636



Property of Cook County Clerk's Office