



Doc#: 0412035070
Eugene "Gene" Moore Fee: \$46.00
Cook County Recorder of Deeds
Date: 04/29/2004 08:16 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

MAIL TO: Jose G. Almendarez
4408 S. Lake Park Ave
Chicago, IL 60660

NAME & ADDRESS OF TAXPAYER:
Jose G. Almendarez
4408 S. Lake Park Ave
Chicago, IL 60660

RECORDER'S STAMP

STEWART TITLE OF ILLINOIS
2 N. LA SALLE STREET
SUITE 1920
CHICAGO, IL 60602

THE GRANTOR, J.P. MORGAN CHASE BANK, AS TRUSTEE, created and existing under and by virtue of the laws of the State of IL, for and in consideration of TEN (\$ 10.00) DOLLARS and other good and valuable considerations in hand paid.

CONVEYS to: JOSE GERARDO ALMENDARIZ AND MARIA A. HERNANDEZ
4832 S. BISHOP CHICAGO IL 60609

as tenants by the entirety
all interest in the following described Real Estate situated in the County of COOK, in the State of Illinois, to wit:

LOT 4 (EXCEPT THE SOUTH 3 1/2 INCHES) OF THE SUBDIVISION OF LOTS 1, 2 AND 3 IN BLISS AND WAITS SUBDIVISION OF THAT PART LYING WEST OF HYDE PARK AVENUE OF THE NORTH 1/2 OF BLOCK 4 IN THE SUBDIVISION OF E.F. HUBBARD'S EXECUTORS OF THE EAST 1/2 OF 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(s) 20-02-304-047
Property Address: 4408 S. LAKE PARK AVENUE CHICAGO IL 60653

Subject to: general real estate taxes not due and payable at the time of closing; building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises; public roads and highways, if any; party wall rights and agreements, if any; and limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration.

THIS PROPERTY IS BEING CONVEYED IN "AS IS" CONDITION. Grantor makes no representations or warranties, either express or implied with respect to the condition of the property, habitability, good and workmanlike construction or fitness for a particular purpose and all representations or warranties are hereby expressly excluded.

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UNOFFICIAL COPY

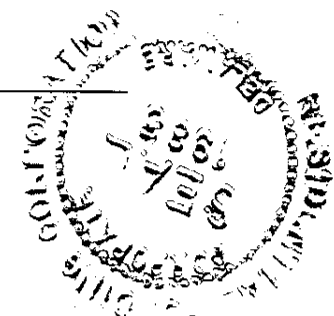
GRANTOR, for itself and its successors and assigns, covenants and warrants that it has not done or suffered to be done, anything whereby the above-described real estate hereby granted shall or may be encumbered or charged in any manner whatsoever.

In Witness Whereof, said Grantor has caused its name to be signed to by JP MORGAN CHASE BANK, AS TRUSTEE, these presents by its V.P., and attested by its Asst. Sec this 10 day of MAR, 2004

JP MORGAN CHASE BANK, AS TRUSTEE

Attest: Erin E. Hayes

By: [Signature]



STATE OF CA)ss
County of San Diego

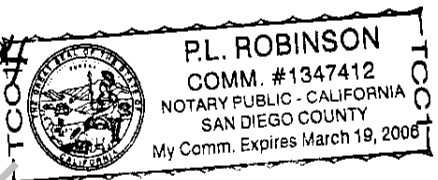
I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Louis A. Amaya

personally known to me to be the V.P. of RFC

and Erin E. Hayes personally known to me to be the Asst Sec 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 V.P. and Asst Sec, they signed and delivered the said instrument, 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 10 day of MAR, 2004
Commission expires 3-19, 2006

P-8-3



NOTARY PUBLIC

MUNICIPAL TRANSFER STAMP (If Required)

NAME & ADDRESS OF PREPARER:

KROPIK, PAPUGA & SHAW
120 South LaSalle
Chicago, Illinois 60603

ILLINOIS TRANSFER STAMP

CITY OF CHICAGO

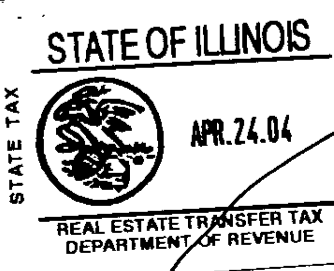
CITY TAX



APR. 24. 04

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
0128250
000007803
FP 102807



REAL ESTATE TRANSFER TAX
0017100
000007813
FP 102804

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



APR. 24. 04

REVENUE STAMP

REAL ESTATE TRANSFER TAX
0008550
000007808
FP 102810