

UNOFFICIAL COPY



Doc#: 0412132129
Eugene "Gene" Moore Fee: \$26.50
Cook County Recorder of Deeds
Date: 04/30/2004 03:49 PM Pg: 1 of 2

SPECIAL WARRANTY DEED

LASALLE TITLE

FILE # 2049 1M

THE ABOVE SPACE FOR RECORDER'S USE ONLY

10/2 THIS INDENTURE, made this 19th day of April, 2004, 2004 between HARRISON WEST, LTD., 36 W. Randolph St., Chicago, Illinois, an Illinois 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 SHELDON RANDOLPH of 8535 S. Colfax, Chicago, Illinois, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration 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 **EMISE, RELEASE, ALIEN AND CONVEY** unto the party of the second part, and to his 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:

LOT 34 IN BLOCK 52 IN HILL'S ADDITION TO SOUTH CHICAGO, IN THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 21-31-320-011-00000

Commonly Known As: 8535 S. Colfax Avenue, Chicago, IL 60617

SUBJECT TO: Covenants, conditions and restrictions of record; private, public and utility easements and roads and highways, if any; party wall rights and agreements, if any; existing leases and tenancies; special taxes and assessments for improvements not yet completed; installments not due at the date hereof of any special tax or assessment for improvements hereto completed; general taxes for the year 2003 and subsequent taxes and special assessments including taxes which may accrue by reason of new or additional improvements during the year 2002.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 hereditaments and appurtenances; **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the party of the second part, his heirs and assigns forever,

And the party of the first part, for itself and its successors, does covenant, promise and agree, to and with the party of the second part, his 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 the said premises, against all persons lawfully claiming, or claim the same, by, through or under it, it **WILL WARRANT AND DEFEND**, subject to: **only the matters stated herein, but not otherwise.**

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Permanent Real Estate Index Number: 21-31-320-011-0000

Address of real estate: 8535 S. Colfax Ave., Chicago, Illinois 60617

IN WITNESS WHEREOF, said party of the first part 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, the day and year first above written.

City of Chicago
Dept. of Revenue
337817
04/30/2004 14:52 Batch 33149 77



Real Estate
Transfer Stamp
\$825.00

HARRISON WEST, LTD.

By

Attest

[Handwritten signature]
[Handwritten signature]

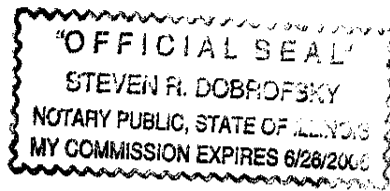
This instrument was prepared by Benitta Berke, 36 W. Randolph St., Chicago, IL 60601

State of Illinois)
) ss:
County of Cook)

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that BENITTA BERKE, personally known to me to be the Vice President and Secretary of HARRISON WEST, LTD. an Illinois Corporation 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 acknowledged that as such President and Secretary, he signed and delivered the said instrument pursuant to authority, given by the Board of Directors of said corporation, as his 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 my hand and official seal this 19th day of April, 2004.

Commission Expires:



[Handwritten signature]
NOTARY PUBLIC

MAIL TO: SHELDON RANDOLPH 8535 S. Colfax Ave., Chicago, IL 60617

SEND SUBSEQUENT TAX BILLS TO: : SHELDON RANDOLPH 8535 S. Colfax Ave., Chicago, IL 60617

