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04272181420

**SPECIAL
WARRANTY DEED
Statutory (ILLINOIS)
(Corporation to Corporation)**

Doc#: 0427218142
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 09/28/2004 03:29 PM Pg: 1 of 3

THIS AGREEMENT, made this 24TH day of September, 2004 between Randal Coakley, a single man, of the City of Chicago, County of Cook, State of Illinois, Grantor, and 3830 N. Leavitt, L.L.C., an Illinois limited liability company, Grantee, **WITNESSETH**, that Grantor, for and in consideration of the sum of TEN AND NO/100 (\$10.00) and other good and valuable consideration, in hand paid by Grantee, the receipt whereof is hereby acknowledged, by these presents does **REMISE, RELEASE, ALIEN AND CONVEY** unto Grantee, and to its 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 71 IN MARY A. KELTYS SUBDIVISION OF THE EAST 1/2 OF BLOCK 11 IN SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT CERTAIN PARTS THEREOF) IN COOK COUNTY, ILLINOIS.

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 Grantee, 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, its heirs and assigns forever.

And Grantee, for itself and its successors, does covenant, promise and agree, to and with Grantee, 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 with respect to the said premises, Grantor will Warrant and Defend against all persons lawfully claiming, or to claim the same, by, through or under Grantor, but no other, subject to: covenants, conditions and restrictions of record not violated by the current or proposed improvements on or use of the Property; private, public and utility easements not encroached upon by the current improvements which do not materially adversely affect the value of the Property; existing leases and tenancies; and general real estate taxes for the year 2004 and subsequent years.

Permanent Real Estate Index Number(s): 14-19-111-029-0000
Address(es) of Real Estate: 3830 North Leavitt, Chicago, Illinois 60618

Exempt under provisions of Paragraph E. Section 4. Illinois Real Estate Transfer Tax Act.

9.24.04
Date

[Signature]
Grantor or Representative

DATED this 24th day of September, 2004.

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

[Signature] (SEAL)
Randal Coakley

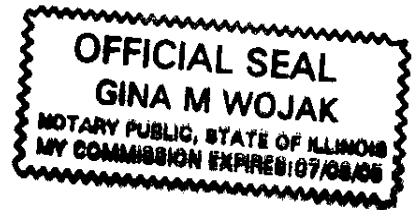
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State of Illinois
SS.
County of Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Randal Coakley, 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 24th day of September, 2004.

Commission expires July 9, 2005



Randal Coakley
NOTARY PUBLIC

This instrument was prepared by Gary L. Plotnick, 222 N. LaSalle, Suite 1910, Chicago, Illinois 60601
(NAME AND ADDRESS)

Mail To: Gary L. Plotnick, Schain, Burney, Ross & Citron
(Name)
222 N. LaSalle St., Suite 1910
(Address)
Chicago, Illinois 60601
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

Randal Coakley
(Name)
252 Market Square
(Address)
Lake Forest, Illinois 60045
(City, State and Zip)

Property of Cook County Clerk's Office

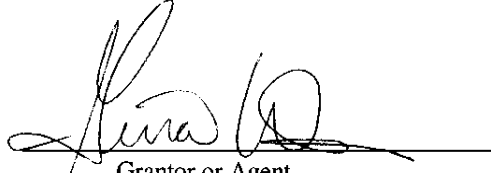
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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

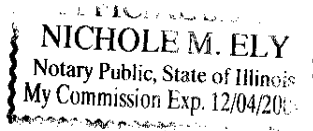
Dated: September 24, 2004

Signature:


Grantor or Agent

Subscribed and sworn to before me by the said Agent this 24th day of September, 2004.

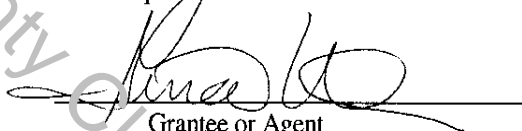
Notary Public Nichole M. Ely



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

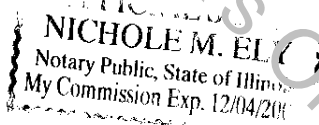
Dated: September 24, 2004

Signature:


Grantee or Agent

Subscribed and sworn to before me by the said Agent this 24th day of September, 2004.

Notary Public Nichole M. Ely



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or 451 to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]