

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

Mail to:

Shane Mowery

2010 W. Potomac Unit D.

Chicago, IL 60622

Send subsequent tax bills to:

DANIEL NANEV

2250 W. AINSLIE #3A

CHICAGO, IL - 60625



Doc#: 0436311185
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 12/28/2004 11:20 AM Pg: 1 of 3

THIS INDENTURE, made this 9th day of November, 2004, between **CITIBANK N.A. AS TRUSTEE**, a corporation created and existing under and by virtue of the laws of the United States of America and duly authorized to transact business in the State of ILLINOIS, party of the first part, and **DANIEL NANEV AND SPAS DRAMITEV**, 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, LIEN 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 LEGAL DESCRIPTION

1073
FIRST AMERICAN TITLE order # 538292

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all hereditaments 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.

P.I.N. (S): . ~~16-01-24-021~~

16-01-204-021

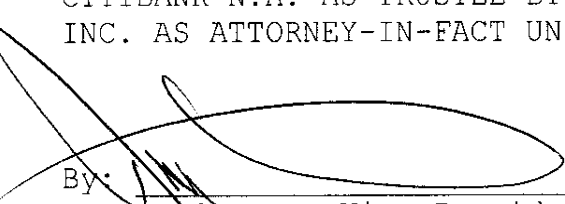
(Hw)

ADDRESS(ES): 1517 N. ROCKWELL STREET, CHICAGO, IL 60622

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to by its (Office)Vice President, (Name)Jane Guyette, and attested to by its (Office)Assist.Secretary, (Name)Deborah Sarot, the day and year first above written.

CITIBANK N.A. AS TRUSTEE BY CHASE MANHATTEN MORTGAGE CORPORATION, INC. AS ATTORNEY-IN-FACT UNDER A POWER OF ATTORNEY:

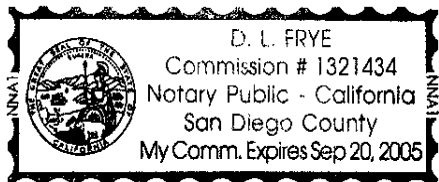
By: 
 Jane Guyette-Vice President

Attest: 
 Deborah Sarot-Assist.Secretary

State of California)
) SS.
 County of San Diego)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jane Guyette, personally known to me to be a Vice President of Chase Manhattan Mortgage Corporation and Deborah Sarot, personally known to me to be a Assist.Secretary of 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 acknowledged that they signed, sealed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation, as their 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 9th day of November, 2004.




 Notary Public

My commission expires on September 20, 2005

This instrument was prepared by Russell C. Wirbicki, 28 E. Jackson Boulevard, Suite 1102, Chicago, IL 60604

*****(Strike the paragraphs that do not apply:)

1. As ~~TENANTS~~ IN COMMON,
2. Not as ~~TENANTS~~ IN COMMON but as JOINT TENANTS,
3. Not as ~~JOINT TENANTS~~, not as TENANTS IN COMMON, but as TENANTS BY THE ENTIRETY.

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LEGAL DESCRIPTION


LOT 22 IN BLOCK 4 IN WINSLOW, JACOBSON AND TALLMAN'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N. (S): ~~16-01-24-021~~ 16-01-204-021 AW

ADDRESS(ES): 1517 N. ROCKWELL STREET, CHICAGO, IL 60622

Property of Cook County, Illinois

STATE TAX




STATE OF ILLINOIS
DEC. 20. 04

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000003069

REAL ESTATE TRANSFER TAX
00345.00
FP 103027

CITY TAX




CITY OF CHICAGO
DEC. 20. 04

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000011563

REAL ESTATE TRANSFER TAX
02587.50
FP 102812

COUNTY TAX



COOK COUNTY
DEC. 20. 04

REAL ESTATE TRANSACTION TAX
REVENUE STAMP

0000003281

REAL ESTATE TRANSFER TAX
00172.50
FP 103028