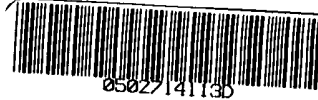


UNOFFICIAL COPY



MAIL TO:

River Group Inc.

7303 N. Cicero Ave. #B

Lincolnwood, IL 60712

SPECIAL WARRANTY DEED

(CORPORATION TO INDIVIDUAL)

ILLINOIS

Doc#: 0502714113

Eugene "Gene" Moore Fee: \$28.00

Cook County Recorder of Deeds

Date: 01/27/2005 11:28 AM Pg: 1 of 3

THIS INDENTURE, made this 16 th day of December, 2004., between **Bank One, National Association As Trustee For CSFB MBS Series 2002-5**, a corporation created and existing under and by virtue of the laws of the State of Utah and duly authorized to transact business in the State of ILLINOIS, party of the first part, and **River Group, Inc.**, 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): **20-17-202-016**

PROPERTY ADDRESS(ES):

5537 S. Aberdeen, Chicago, IL, 60621

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

Box 15

all
①
TICKET 554821

UNOFFICIAL COPY

PLACE CORPORATE



Bank One, National Association As
Trustee For CSFB MBS Series 2002-
5

By
DAVID FRANCIS, DOC. CONTROL C

SEAL HERE

STATE OF Utah)
) SS
COUNTY OF Salt Lake)

I, Lana A. McCowen, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that DAVID FRANCIS, DOC. CONTROL OFFICER, personally known to me to be the President for Bank One, National Association As Trustee For CSFB MBS Series 2002-5, 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 Doc Control Off 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 16 day of December, 2004.

Lana A. McCowen
NOTARY PUBLIC

My commission expires: _____



This Instrument was prepared by PIERCE & ASSOCIATES, P.C.,
1 North Dearborn, Suite 1300, Chicago, IL 60602
BY: Meeghan Holly

PLEASE SEND SUBSEQUENT TAX BILLS TO:


River Group Inc.
7303 N. Cicero Ave. #B
Lincolnwood, IL 60712


UNOFFICIAL COPY


EXHIBIT A

LOT 29 IN A.M. PENCE'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS 5537 S. ABERDEEN STREET, CHICAGO, IL 60621

COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX	# 0000025783	REAL ESTATE TRANSFER TAX
	 JAN. 26. 05		00051.50
	REVENUE STAMP		FP326707

CITY TAX	CITY OF CHICAGO REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	# 0000016119	REAL ESTATE TRANSFER TAX
	 JAN. 26. 05		00772.50
			FP 102803

STATE TAX	STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000025856	REAL ESTATE TRANSFER TAX
	 JAN. 26. 05		00103.00
			FP 102809