

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

THIS AGREEMENT, made this 26th day of January, 2005
 between **TERRAPIN INVESTMENTS, LLC.**, 77 West
 Washington Street, #1115, Chicago, Illinois, a LIMITED
 LIABILITY COMPANY created and existing under
 and by virtue of the laws of the State of Delaware and duly
 authorized to transact business in the State of ILLINOIS, party
 of the first part, and

CHOI NGAN NG
 2629 West Montgomery
 Chicago, Illinois 60632

party of the second part, WITNESSETH, that the party of the
 first part, for and in consideration of the sum of TEN AND
 NO/100 DOLLARS (\$10.00) and other good and valuable
 consideration in hand paid by the party of the second part,
 the receipt of which is hereby acknowledged, and pursuant
 to the authority of the Board of Managers of said
 limited liability company, by these presents does REMISE,
 RELEASE, ALIEN AND CONVEY unto the party of the
 second part, and to its heirs and assigns, FOREVER, all the
 following described real estate, situated in the County of COOK and
 State of ILLINOIS and described as follows, to wit:



Doc#: **0503903067**
 Eugene "Gene" Moore Fee: \$26.00
 Cook County Recorder of Deeds
 Date: 02/08/2005 12:40 PM Pg: 1 of 2

**LOT 3 IN BLOCK 2 IN SUBDIVISION OF THE NORTH 14 ACRES OF THE SOUTH 60 ACRES OF
 THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 38 NORTH, RANGE 13, EAST
 OF THE THIRD PRINCIPAL MERIDIAN, 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 the party of the first part, either in law or equity, of, in and
 to the above described premises, with 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 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, its heirs and assigns, that it has not done or suffered to be done, anything whereby the said
 premises 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 to claim the same, by, through or under it, it WILL WARRANT
 AND DEFEND, subject to: --

PERMANENT INDEX NUMBERS: **19-01-214-098-0000**
 COMMONLY KNOWN AS: **4006 S. ARTESIAN AVE - CHICAGO, ILLINOIS**

IN WITNESS WHEREOF, said party of the first part has caused its seal to be hereto affixed, and has caused its
 name to be signed to these presents by its CEO and Its CFO the day and year first above written.

TERRAPIN INVESTMENTS, LLC.

By: _____ (CEO)

Attest: _____ (CFO)

[Handwritten notes and signatures on the left margin]

[Handwritten initials and signatures at the bottom center]

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, _____, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that **DAVID M. FLEISHMAN**, personally known to me to be the CEO of **TERRAPIN INVESTMENTS, LLC**, an Illinois limited liability company, and **GERARD J. HALL**, personally known to me to be the CFO of said LLC, 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 Managers, they signed and delivered the said instrument and caused the corporate seal of said limited liability company to be affixed thereto, pursuant to authority, given by the Board of Managers of said LLC as their free and voluntary act, and as the free and voluntary act and deed of said LLC, for the uses and purposes therein set forth.

Given under my hand and seal, this 26 day of JAN., 2005.

Judy A. Johnson
Notary Public

This instrument was prepared by David M. Fleishman, 77 West Washington #1115, Chicago, Illinois 60602

MAIL TO:

LINDNER & LINDNER, LTD.
150 S WACKER DR., #650
CHICAGO, IL 60606

SEND SUBSEQUENT TAX BILLS TO:

~~2629 W MONT~~ CHOI NAAN NG
2629 W MONTGOMERY
CHICAGO, IL 60632

