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Doc#: 0513904438
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 05/19/2005 03:26 PM Pg: 1 of 2

First American Title Insurance Company
SPECIAL WARRANTY DEED
Corporation to Individual

THIS INDENTURE, made this 19th day of April, 2005 between DEAL BANK, SSB, a 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 BRIAN ALLEN AND & TORRA ALLEN party of the second part (GRANTEE'S ADDRESS) 16107 HONORE AVENUE MARKHAM, ILLINOIS 60426

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN & 00/100 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 REMISE, RELEASE, ALIEN AND CONVEY unto the said party of the second part, and to their heirs and assigns, FOREVER, all the following described land, situate in the County of COOK and State of Illinois known and described as follows, to wit:

THE SOUTH 1/2 OF LOT 2 AND ALL OF LOT 3 IN BLOCK 4 IN CROISSANT PARK, MARKHAM THIRD ADDITION A SUBDIVISION OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 (EXCEPT THE NORTH 103 FEET THEREOF) IN SECTION 19, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

Permanent Real Estate Index Number(s): 29-19-216-055-0000
Address(es) of Real Estate: 16107 HONORE AVENUE MARKHAM, ILLINOIS 60426

Together with all the singular and 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 said 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 said party of the second part, their heirs and assigns forever.

And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, their 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 incumbered 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, **WILL WARRANT AND FOREVER DEFEND.**

And the said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, her, or their heirs, executors and assigns forever, against the lawful claims of all persons claiming by, through or under GRANTOR, but not otherwise.

FIRST AMERICAN ...
ORDER # 10482000

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In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its AVP, and attested by its _____, the day and year first above written.

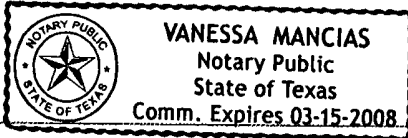
BEAL BANK, SSB

By [Signature]
KENT E. TWITCHELL
ASST. VICE PRESIDENT

STATE OF TEXAS, COUNTY OF COLLIN ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Kent Twitchell personally known to me to be the AVP of the BEAL BANK, SSB and _____ personally known to me to be the _____ of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such AVP and _____ they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their 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 under my hand and official seal, this 25 day of April, 2005



Vanessa Mancias (Notary Public)

Prepared by: Michael Fisher
120 N. Lasalle St 2520
Chicago, Illinois 60602

Mail To:
BRIAN ALLEN AND & TORRA ALLEN
16107 HONORE AVENUE
MARKHAM, ILLINOIS 60426
Name & Address of Taxpayer:
BRIAN ALLEN AND & TORRA ALLEN
16107 HONORE AVENUE
MARKHAM, ILLINOIS 60426

