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SPECIAL WARRANTY DEED



Doc#: 0515302160

Eugene "Gene" Moore Fee: \$26.00

Cook County Recorder of Deeds

Date: 06/02/2005 01:27 PM Pg: 1 of 2

THIS SPECIAL
WARRANTY DEED,
made this // day of
May, 2005, by Austin Bank
of Chicago, an Illinois State
Chartered Institution, of the
first part, and duly
authorized to transact

business in the State of

Illinois, for and in consideration of Ten & 00/100 (\$10.00) DOLLARS, and other good and valuable consideration, in hand paid, and Benita A. Millsof / 524 5. SAngamon Culcago, party of the second part

WITNESSETH, that the party of the first part does REMISE, RELEASE, ALIENATE AND CONVEY unto the party of the second part, and to its successors and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois, known and described as follows, to-wit:

Lot 7 in Block 19 in Riverdale, being Fred Schmidt's S ibclivision of part of the South 23 chains of the Southeast fractional 1/4 of Section 33, Township 37 North, Range 14, Fast of the Third Principal Meridian according to the plat thereof recorded May 15, 1874 as Document 168158 ir. Fook 7 of plats page 83 in Cook County, Illinois.

Permanent Tax Index Number: 25-33-411-009
Commonly known as 13757 S. Illinois St., Riverdale, Illinois 60827

Together with all and singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, remainders, 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 in 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 successors and assigns forever.

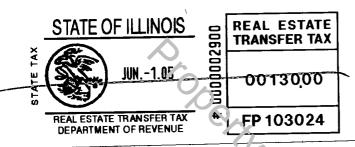
And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, its successors and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND the said premises against all persons claiming the same, by through or under it, subject to: Real Estate taxes for the year 2004 and subsequent years; covenants, conditions, and restrictions of record, building lines and easements, zoning restrictions, existing leases or tenancies, possible building code violations.

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In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President and Senior Vice-President, this ____ day of ______, 2005.



Austin Bank of Chicago

BY:

Sam Scott, President

BY: Colette Loesher, Senior
Vice-President

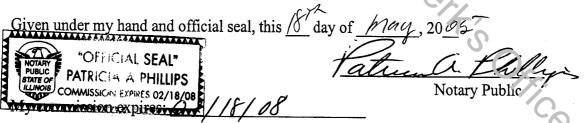
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STATE OF ILLINOIS

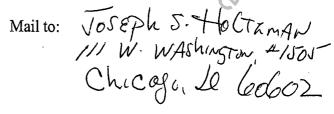
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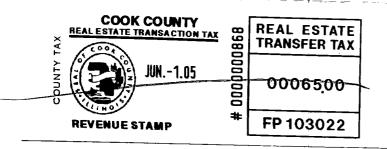
COUNTY OF COOK

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Sam Scott, President and Colette Loesher, Senior Vice-President of Austin Bank of Chicago, personally known to me whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Senior Vice-President signed and delivered the said instrument as their free and voluntary act, and as the free and voluntary act and deed of said Austin Bank of Chicago, for the user and purposes therein set forth.



This instrument was prepared by Richard W. Laubenstein 216 West Higgins Road Park Ridge, IL 60068





Send subsequent tax bills to:
Beauth A. Mills
1375) S. ICCMONS
Chicago Ll 60827