

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

THIS AGREEMENT made this 30th day of June, 2005, between CHICAGO LAND SALES COMPANY, an Illinois Corporation 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 CLOVER BUILDERS, INC., an Illinois Corporation existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois located at 5612 W. 79th Street, Burbank, Illinois 60459, party of the second part, WITNESSETH, that party of the first part, for and in consideration of the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, 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 State of Illinois known and described as follows, to wit:

Lot 21 in Block 3 in Bass' First Addition to Pullman, being a Subdivision of the North 1/2 and the North 33 feet of the South 1/2 of the Northwest 1/4 of the Southwest 1/4 of Section 10, Township 37 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.


Permanent Index Numbers: 25-10-301-043-0000
Commonly Known As: 48 E. 100th St., Chicago, Illinois 60628

SUBJECT TO: Covenants, conditions and restrictions of record; public, private and utility easements; roads and highways; party wall rights and agreements; special taxes or assessments for improvements not yet completed; installments not due at the date hereof of any special tax or assessment for improvements heretofore completed.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion and reversions, remainder and remainder, 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 hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his heirs and assigns forever.




Doc#: 0518727153
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 07/08/2005 04:26 PM Pg: 1 of 2

COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX	# 0000165219	REAL ESTATE TRANSFER TAX
	 JUL.-6.05 REVENUE STAMP		0000675
			FP326670

Real Estate Transfer Stamp \$101.25



City of Chicago
Dept. of Revenue
387286

STATE TAX	STATE OF ILLINOIS	# 0000022348	REAL ESTATE TRANSFER TAX
	 JUL.-6.05 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE		0001350
			FP326660

LASALLE TITLE
FILE # LT1435

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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, 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 same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: only the matters contained herein but not otherwise.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its President, and attested by its Secretary, this 30th day of June, 2005.

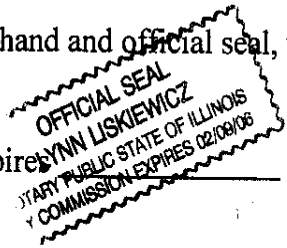
CHICAGO LAND SALE COMPANY

By *Timothy T. Balin* President
 Attest: *Timothy T. Balin* Secretary

State of Illinois)
) ss
 County of Cook)

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Timothy T. Balin, personally known to me to be the President of CHICAGO LAND SALE COMPANY, an Illinois Corporation, and Timothy T. Balin personally known to me to be the Secretary of said corporation, 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 such President and Secretary, signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, as his 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 June 30, 2005.

Commission Expires 

Lynn Liskiewicz
 NOTARY PUBLIC

This instrument was prepared by Jonathan L. Smith, Esq., 100 N. LaSalle, Suite 1111, Chicago, IL 60602.

Mail To: *DANIEL G. BERRY* ^{05-2161 RE}
3012 W. 111th STREET
CHICAGO, IL 60655

Send subsequent tax bills to:
 CLOVER BUILDERS, INC.
 19351 S. 104th AVE
 MOKENA, IL 60048