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First American Title
Order # 1071701

10 102

First American Title Insurance Company
SPECIAL WARRANTY DEED
Corporation to Individual



Doc#: 0519522082
Eugene "Gene" Moore Fee: \$50.00
Cook County Recorder of Deeds
Date: 07/14/2005 10:36 AM Pg: 1 of 3

THIS INDENTURE, made this 8 day of June, 2005 between **BEAL BANK**, a corporation created and existing under and by virtue of the laws of the State of Texas and duly authorized to transact business in the State of Illinois, party of the first part, and **BRIAN WASZ** party of the second part (GRANTEE'S ADDRESS) 10743 S LAFAYETTE AVENUE, CHICAGO, ILLINOIS 60628

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 NORTH 1/2 OF LOTS 18 AND ALL OF LOT 19 IN SPINNEY AND LAVIA'S SUBDIVISION OF BLOCK 40 IN THE SCHOOL TRUSTEE'S SUBDIVISION OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 25-16-406-012-0000
Address(es) of Real Estate: 10743 S LAFAYETTE AVENUE, CHICAGO, ILLINOIS 60628

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, 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.

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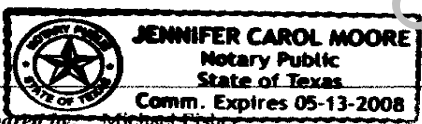
In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its AVP, and attested by its _____, the day and year first above written.

REAL BANK
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 Keat Twitchell personally known to me to be the AVP of the BEAL BANK 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 8 day of June, 2005

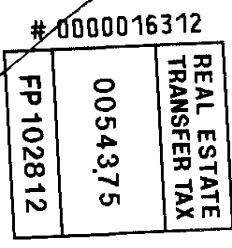
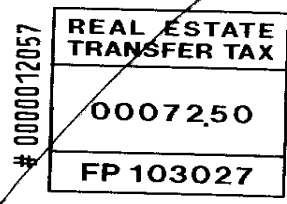
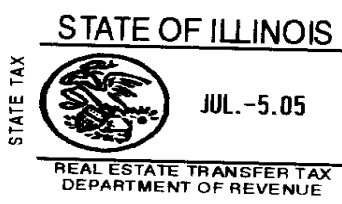
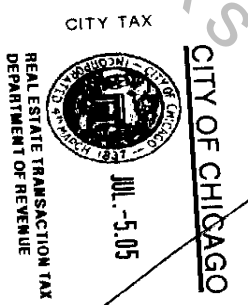
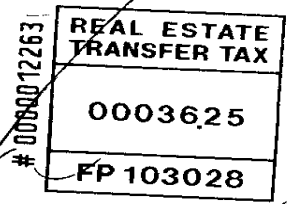
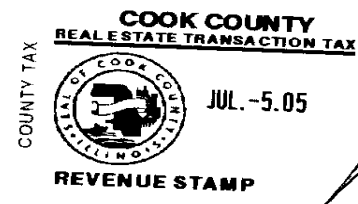


Jennifer Carol Moore (Notary Public)

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

Mail To:
BRIAN WASZ
~~10743 S LAFAYETTE AVENUE,~~ 4108 W. Tawn Lane
~~CHICAGO, ILLINOIS 60628~~ Wooddale, IL 60191

Name & Address of Taxpayer:
BRIAN WASZ
~~10743 S LAFAYETTE AVENUE~~
~~CHICAGO, ILLINOIS 60628~~



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LEGAL DESCRIPTION - EXHIBIT A

Legal Description: The North 1/2 of Lots 18 and all of Lot 19 in Spinney and Flavia's Subdivision of Block 40 in the School Trustee's Subdivision of Section 16, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index #'s: 25-16-406-012-0000 Vol. 0459

Property Address: 10743 South Lafayette Avenue, Chicago, Illinois 60628

Property of Cook County Clerk's Office