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Doc#: 0605202317 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/21/2006 01:48 PM Pg: 1 of 3

**SPECIAL WARRANTY DEED**

**THIS INDENTURE**, made this 13th day of February, 2006, between **1440 N. WOOD STREET, LLC**, a limited liability company 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

This space reserved for Recorder.

**CITY OF BIG SHOULDERS REAL ESTATE GROUP LLC**, an Illinois Limited Liability Company, of Chicago, Illinois, 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 (\$10.00) Dollars and other valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the managers of said limited liability company, 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 19 IN BLOCK 4 IN PICKET'S 2ND ADDITION TO CHICAGO, IN SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

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 encumbered or charged, except as herein recited; and that it **WILL WARRANT AND DEFEND**, the said premises against all persons lawfully claiming, or to claim same, by, through or under it, subject to: (1) covenants, conditions, and restrictions of record; public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2005 and subsequent years.

Permanent Real Estate Index Numbers: 17-06-209-037-0000  
Address of real estate: 1440 N. Wood Street, Chicago, IL 60622

**Box 400-CTCC**


8323413-Da-Tms (143)

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Property of Cook County Clerk's Office

**STATE TAX**

**STATE OF ILLINOIS**



FEB. 17.06

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE


# 0000004663

REAL ESTATE TRANSFER TAX
0085000
FP 103024

**COUNTY TAX**

**COOK COUNTY**

REAL ESTATE TRANSACTION TAX



FEB. 17.06


REVENUE STAMP

# 000000054

REAL ESTATE TRANSFER TAX
0042500
FP 103022

**CITY TAX**

**CITY OF CHICAGO**



FEB. 17.06

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 000000000

REAL ESTATE TRANSFER TAX
0637500
FP 103023

0605202317D

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these parents as of the day and year first above written.

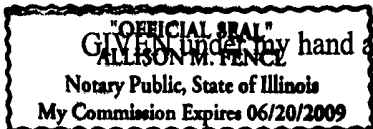
1440 N. WOOD STREET, LLC, an Illinois limited liability company

By: [Signature]  
Name: Jon Goldman  
Its: Manager

By: [Signature]  
Name: Arturo Collazo  
Its: Manager

STATE OF ILLINOIS )  
                                  )  
COUNTY OF COOK    )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jon Goldman and Arturo Collazo, as Managers of 1440 N. WOOD STREET, LLC, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Managers of said limited liability company, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said limited liability company for the uses and purposes therein set forth.



GIVEN under my hand and notarial seal this 13th day of February, 2006.

[Signature]  
Notary Public

After Recording Mail To:  
Jeremy Bell  
Attorney at Law  
2015 W. Fullerton Ave.  
Chicago, IL 60647

Send Subsequent Tax Bills To:  
~~Horizon Group Holdings, Inc.~~ city of Big shoulders  
Reck estate Group LLC  
2015 W. Fullerton Ave  
Chicago IL 60647

This instrument was prepared by:  
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Chicago, Illinois 60606