

UNOFFICIAL COPY

Special Warranty Deed
CORPORATION TO
INDIVIDUAL(S)



ILLINOIS

Doc#: 0606827037 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/09/2006 11:00 AM Pg: 1 of 3

BOX
388

EXETER TITLE COMPANY — FILE #
Phone (312) 641-1244 Fax (312) 641-1241

612
75130059-0003

Above Space for Recorder's Use Only

THIS AGREEMENT between Flight 23 Properties 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 (Name and Address of Grantee-s) Jose A. Rodriguez 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 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 the authority of the Board of Managers/Members of said corporation, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part and to his/her/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: *(see legal description rider attached as page 3 hereto).*

Together with all and singular the hereditaments and appurtenances thereto 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 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 described on legal description rider, attached hereto, with the appurtenances, unto the party of the second part Jose A. Rodriguez, his/her/their heirs 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, his/her/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 DEFEND,

SUBJECT to: General Taxes for the year 2005 and subsequent years; Covenants, conditions and restrictions of record, if any; and all exceptions set forth in December 7, 2005 real estate contract.

Permanent Real Estate Index Number(s): 20-07-412-005-0000

Address(es) of Real Estate: 5211 S. Wood, Chicago, Illinois, 60609

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The date of this deed of conveyance is March 07, 2006.

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused its name to be signed these presents by its Managing Member, on the date stated herein.

Name of Corporation:
Flight 23 Properties LLC

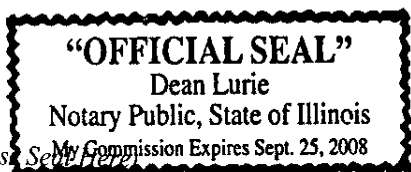

By: Brian Kane, Managing Member

(Impress Corporate Seal Here)

Attest: Secretary

State of Illinois
County of Cook ss.

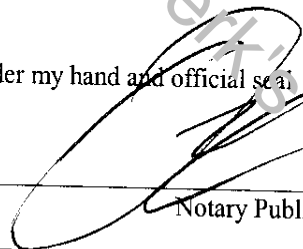
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Brian Kane personally known to me to be the Managing Member of Flight 23 Properties LLC an Illinois limited liability company, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such Managing Member, he signed and delivered the said instrument, pursuant to authority given by the board of Managers/Members of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.



(Impress Seal Here)
(My Commission Expires

9/25/08


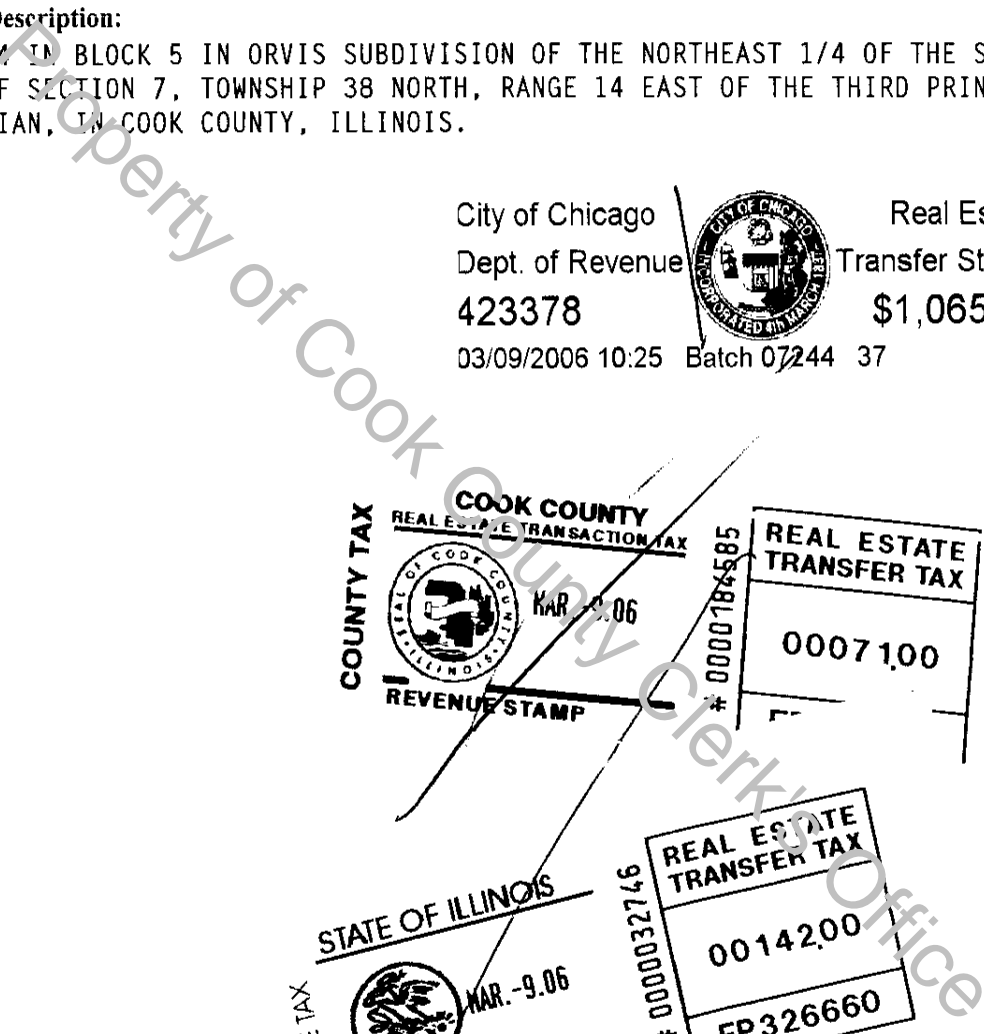


Given under my hand and official seal, March 07, 2006



Notary Public

This instrument was prepared by: Dean Lurie 221 N. LaSalle Street, 32nd Floor Chicago, IL, 60601	Send subsequent tax bills to: Jose A. Rodriguez 5211 S. Wood Chicago, IL 60622	Recorder-mail recorded document to: Jainey Parragon Jose Rodriguez 5211 S Wood Chicago, IL 60622 Chicago, IL, 60622 Chicago, IL 60622
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LEGAL DESCRIPTION ADDENDUM	
Borrower Name(s): JOSE RODRIGUEZ	Lender: Accredited Home Lenders, Inc. A California Corporation 15090 Avenue of Science San Diego, CA 92128 Loan #: 0602219297
Property Address: 5211 SOUTH WOOD CHICAGO, IL 60609	
Legal Description: LOT 44 IN BLOCK 5 IN ORVIS SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.	
City of Chicago / Real Estate Dept. of Revenue / Transfer Stamp 423378 / \$1,065.00 03/09/2006 10:25 Batch 07244 37 	
	
<div style="display: flex; justify-content: space-around;"> <div style="text-align: center;"> COOK COUNTY REAL ESTATE TRANSACTION TAX  MAR.-9.06 REVENUE STAMP </div> <div style="text-align: center;"> REAL ESTATE TRANSFER TAX 0007100 # 0000184585 </div> </div> <div style="display: flex; justify-content: space-around;"> <div style="text-align: center;"> STATE OF ILLINOIS  MAR.-9.06 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE </div> <div style="text-align: center;"> REAL ESTATE TRANSFER TAX 0014200 FP326660 # 000032746 </div> </div>	

Initials J.R.
M.R.