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SPECIAL WARRANTY DEED
(Corporation to INDIVIDUAL)
(Illinois)

Doc#: 0616320000 Fee: \$50.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/12/2006 07:29 AM Pg: 1 of 3

This Agreement this 3rd day of May, 2006, between Lasalle Bank National, Association, Trustee by Chase Home Finance LLC, successor by merger to Chase Manhattan Mortgage Corporation as Attorney in Fact a corporation created and existing under the laws of the State of New Jersey and duly authorized to transact business in the State of Illinois, party of the first part and Robert Sallmann and Melissa Groner, parties 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 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 said corporation, 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:

** AS JOINT TENANTS.*

PARCEL 1: UNIT 2236-202 AND PARKING SPACE P-14 IN WEST ARMITAGE PLACE CONDOMINIUM, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 42, 43, 44, 45, AND 46 IN BLOCK 19 IN HOLSTEIN, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 12, 2001 AS DOCUMENT NO. 0010295271, AS MAY BE AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE S-2, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "B" TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NO. 0010295271.

Together with all singular the 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 party of the first part, either inlaw or equity, of, in and to the above described, with the appurtenances, unto the party of the second part, 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 part 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 said premises, against all persons lawfully claiming, or to claim the same, by, through, or under it, WILL WARRANT AND DEFEND, SUBJECT TO:

Permanent Real Estate Index Number: 14-31-137-047-1003; 14-31-137-047-1028

Address of Real Estate: 2236 W. Armitage Ave., Unit #202, Chicago, IL 60647


FIRST AMERICAN

File # 1338669

1309

72

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COOK COUNTY
REAL ESTATE TRANSACTION TAX
 COUNTY TAX

 JUN. -7.06
REVENUE STAMP


REAL ESTATE TRANSFER TAX
 00191.00
 FP 103028
 # 0000027974

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX
 00382.00
 FP 103027

0000027777

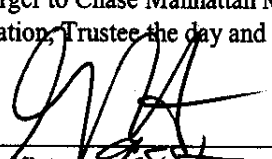
STATE OF ILLINOIS

 JUN. -7.06
STATE TAX
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

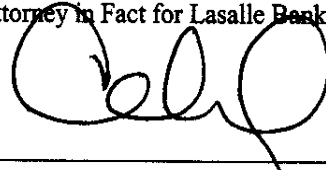
CITY OF CHICAGO
 CITY TAX

 JUN. -7.06
REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
 02865.00
 FP 102812
 # 0000004043

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IN WITNESS WHEREOF, of said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice President of Chase Home Finance LLC, successor by merger to Chase Manhattan Mortgage Corporation as Attorney in Fact for Lasalle Bank National Association, Trustee the day and year first above written.

By 
Greg Kiesel, Vice President

By 
Carol Wilkinson, Asst. Secretary

Dated this 17th day of May 2006.

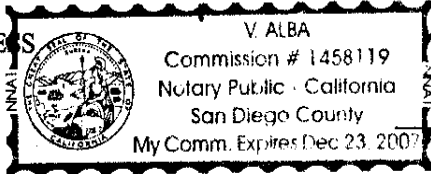
State of California

County of San Diego

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY THAT Greg Kiesel, Vice President, personally known to me to be the Vice President of Chase Home Finance LLC, successor by merger to Chase Manhattan Mortgage Corporation as Attorney in Fact for Lasalle Bank National Association, Trustee. A New Jersey corporation and Carol Wilkinson, Asst. Secretary, personally known to me to be the Assist. Secretary of said corporation, and personally known to me the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such Vice President and Assist. Secretary, 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, 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 17th day of May 2006.

IMPRESS
SEAL
HERE




NOTARY PUBLIC

Commission expires _____, 200__.

MAIL TO:

BOB SALLMAN
2236 W. ARMITAGE #202
CHICAGO, IL 60647

Grantees address
SEND SUBSEQUENT TAX BILLS TO:
BOB SALLMAN & MELISSA GEORGE
2236 W. ARMITAGE, #202
CHICAGO, ILLINOIS 60647

Prepared by: Beth Mann, P.C. 15127 S. 73rd Avenue, Suite F, Orland Park, Illinois. (708) 429-9999

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