

ORDER # _____

GEORGE B. COLE
LEGAL FORMS

NOV 03 2006
November 1994

SPECIAL WARRANTY DEED

11392

(Illinois)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THIS AGREEMENT, made this 18TH day of MAY, 2006, between SPALTER FINANCE CO.

a corporation 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 CHICAGO TITLE TRUST, as TRUSTEE UNDER TRUST NO. 1110559 DATED February 8, 2002.

(Name and Address of Grantee)
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 Dollars and _____ in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of MEMBERS 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:



Doc#: 0619240177 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/11/2008 02:39 PM Pg: 1 of 3

MTR
15/11/08

LOT 47 AND 48 IN BLOCK 4 IN L.W. BECK'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Together with all and 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 state, 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, 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, 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:

Permanent Real Estate Number(s): 20-21-313-001-0000
Address(es) of real estate: 6901 S. HALSTED, CHICAGO, ILLINOIS 60621

IN WITNESS WHEREOF, 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 _____ President, and attested by its _____ Secretary, the day and year first above written.

SPALTER FINANCE CO.

BY: Jeff Dietrich
VICE-PRESIDENT
JEFF DIETRICH


This instrument was prepared by ROBERT D. GORDON, ESQ., 105 W. MADISON ST., SUITE 1002, CHICAGO, ILLINOIS 60602

UNOFFICIAL COPY

Property of Cook County Clerk's Office

STATE TAX

STATE OF ILLINOIS



JUL.-6.06

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE


0000029169

REAL ESTATE TRANSFER TAX
00225.00
FP 103027

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



JUL.-6.06


REVENUE STAMP

0000029379

REAL ESTATE TRANSFER TAX
00112.50
FP 103028

CITY TAX

CITY OF CHICAGO



JUL.-6.06

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000004783

REAL ESTATE TRANSFER TAX
01687.50
FP 102812

UNOFFICIAL COPY

MAIL TO: ANTHONY ZAC
75 E. WALKER DR.
SUITE 430
 (Address)
CHICAGO, ILLINOIS 60601
 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
ROMAN AND ROMAN DEVELOPMENT, LLC
 (Name)
1507 N. MILWAUKEE AVENUE
 (Address)
CHICAGO, ILLINOIS 60622
 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

STATE OF ILLINOIS
 COUNTY OF COOK

I, Elizabeth Carcamo a Notary Public
 in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that JEFFREY S. DIETRICH
 personally known to me to be the VICE- President of Spalter Finance Co.
 a Fl corporation, and _____, personally known to me to be the
 _____ Secretary of said corporation, and personally known to me to be the same persons whose
 names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that
 as such VICE- President and _____ 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, 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 1ST day of JUNE 19 2006
Elizabeth Carcamo
 Notary Public



Box

SPECIAL WARRANTY DEED
Corporation to Individual

SPALTER FINANCE CO.

TO

ROMAN AND ROMAN DEVELOPMENT, LLC

ADDRESS OF PROPERTY:
 6901 S. HALSTED
 CHICAGO, ILLINOIS 60621

MAIL TO:
 ROBERT D. GORDON, ESQ.
 105 W. MADISON ST., SUITE 1002
 CHICAGO, ILLINOIS 60602

GEORGE E. COLE
 CLERK