

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

THIS AGREEMENT, made this 1st day of August, 2006
between **LOOP MORTGAGE CORP.**, 77 West
Washington Street, #1115, Chicago, Illinois, 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

~~LEGIO X DEVELOPMENT, LLC~~
1937 WEST FULTON
CHICAGO, ILLINOIS 60612

*Standard Bank & Trust, as trustee w/t/a
dated February 24, 2009 and known as
Trust No. 18131*



Doc#: 0625842001 Fee: \$50.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/15/2008 08:02 AM Pg: 1 of 3

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 (\$10.00) and other good and valuable
consideration in hand paid by the party of the second part,
the receipt of which is hereby acknowledged, and pursuant
to the authority of the Board of Managers of said
limited liability company, by these presents does REMISE,
RELEASE, ALIEN AND CONVEY unto the party of the
second part, and to its heirs and assigns, FOREVER, all the
following described real estate, situated in the County of COOK and
State of ILLINOIS and described as follows, to wit:

The West 35.84 feet of Lot 10 and the East 2 feet of Lot 11 (except that part of said Lots taken for Boulevard) in Block 2 in Bowne and Smith's Subdivision of that part West of Vincennes Avenue of the North 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 3, Township 36 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 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 hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, its 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, its heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises granted are, or may be, in any manner encumbered 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 INDEX NUMBERS: 20-03-203-008-0000
COMMONLY KNOWN AS: 441 East Oakwood Blvd., Chicago, Illinois 60653

BOX 334 CTI

IN WITNESS WHEREOF, said party of the first part has caused its seal to be hereto affixed, and has caused its name to be signed to these presents by its President and its Secretary the day and year first above written.

CITY OF CHICAGO



SEP. 12. 06

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
0221250
0000012131
FP 102805

LOOP MORTGAGE CORP.

By: [Signature] (President)

Attest: [Signature] (Secretary)

**COOK COUNTY
REAL ESTATE TRANSACTION TAX**



SEP. 12. 06

REVENUE STAMP

REAL ESTATE TRANSFER TAX
0014750
0000097828
FP 102802

STATE OF ILLINOIS



SEP. 12. 06

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
0029500
0000097591
FP 102808

Wedding CT and 1/1

72501311

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To have and to hold the said premises with the appurtenances, upon the trusts and for uses and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to improve, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey, either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber, said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or in futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion, and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument, and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interests hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust" or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such cases made and provided.

CLERK'S Office

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STATE OF ILLINOIS

) SS:

COUNTY OF COOK)

I, Judy A. Johnson a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that DAVID M. FLEISHMAN, personally known to me to be the President of **LOOP MORTGAGE CORP.**, an Illinois corporation, and **GERARD J. HALL**, 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 Officers, 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 seal, this 1st day of August, 2006.



Judy A. Johnson
Notary Public

This instrument was prepared by David M. Fleishman, 77 West Washington #1115, Chicago, Illinois 60602

MAIL TO:

James Pittacora
Pittacora & Co. LLC
9550 W. Belmont, # 205
Mokena, IL 60448

SEND SUBSEQUENT TAX BILLS TO:

Legio X Development, LLC
1037 W. Fulton
Chicago, IL 60612

Property of Cook County Clerk's Office