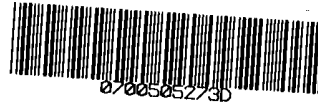


UNOFFICIAL COPY

SPECIAL WARRANTY DEED



Mail to: Sidley Austin, LLP
One South Dearborn
Chicago, Illinois 60603

Doc#: 0700505273 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/05/2007 03:40 PM Pg: 1 of 2

THE GRANTOR, 1925 W. Roscoe, LLC an Illinois limited liability company, in the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority as a member (s) of said company, conveys and warrants to,

^{J.M.} James Anderson and ^{B.A.} Bobbi Anderson, husband and wife, as tenants by the entirety

the following described real estate situated in the County of Cook, State of Illinois, to wit:

Traditional Title Company, LLC
2101 S. Arlington Heights Rd
Suite 103

LEGAL DESCRIPTION: (See Attached)

Arlington Heights, IL 60005
847-621-0810

TTC # 385CTI

Property Address: 1925 West Roscoe, Chicago, Illinois, subject to: ¹⁰²⁴ general real estate taxes for the year 2006 and subsequent years; building lines and use or occupancy restrictions, covenants and conditions of record; zoning laws and ordinances; easement for public utilities; acts of the Grantee; and hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois. 2/2

Dated: 12.18, 2006.

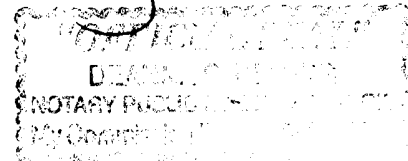
1925 W. Roscoe, LLC by John Buckner, managing member

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 John Buckner, managing member, is personally known to me to be the same person whose name he subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 18 day of JANUARY, 2006.

My commission expires: 05.04.08

Notary Public



Permanent Index Number: 14-19-418-010-0000

Grantees Address: 1925 West Roscoe, Chicago, Illinois 60657
Mail subsequent tax bills to: James Anderson and Bobbi Anderson, 1925 West Roscoe, Chicago, Illinois 60657

Prepared by: Kaufman & Associates – 566 West Lake Street, Suite 410, Chicago, Illinois 60661

UNOFFICIAL COPY

Chicago Title Insurance Company

Commitment Number: 060385CTI

SCHEDULE C PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

LOT 11 IN GROSS PARK SECOND ADDITION TO CHICAGO, BEING A SUBDIVISION OF BLOCK 40 IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4, AND THE EAST 1/2 OF THE SOUTHEAST 1/4 THEREOF), IN COOK COUNTY, ILLINOIS.

For Information Only:

PIN# 14-19-418-010-0000

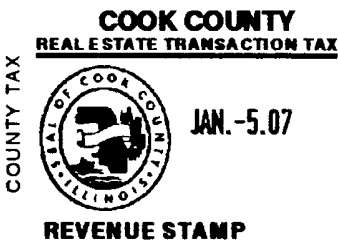
Commonly known as: 1925 W. Roscoe St., Chicago, IL 60657

City of Chicago
Dept. of Revenue
486140
01/05/2007 14:01



Real Estate
Transfer Stamp
\$7,387.50

Batch 10296 31

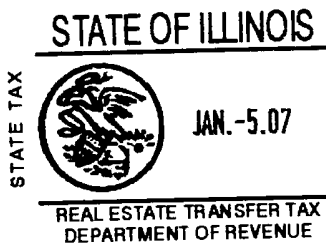


**COOK COUNTY
REAL ESTATE TRANSACTION TAX**

JAN.-5.07

0000017009

REAL ESTATE TRANSFER TAX
0049250
FP 103042



STATE OF ILLINOIS

JAN.-5.07

0000004874

REAL ESTATE TRANSFER TAX
0098500
FP 103041