

# UNOFFICIAL COPY

Special Warranty Deed  
CORPORATION TO  
INDIVIDUAL(S)

ILLINOIS



Doc#: 0720460038 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/23/2007 12:38 PM Pg: 1 of 3

07070002-COOK 1082  
EXETER TITLE COMPANY — FILE #  
Phone (312) 641-1244 Fax (312) 641-1241

Above Space for Recorder's Use Only

THIS AGREEMENT between Value Properties, Inc. 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 (Name and Address of Grantee-s) Louis J. Vicelli and Nancy J. Vicelli of 446 Columbia Avenue, DesPlaines, Illinois 60016 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 Directors of said corporation, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, not as Tenants in Common but as Joint Tenants 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 Louis J. Vicelli and Nancy J. Vicelli, 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 2006 and subsequent years; Covenants, conditions and restrictions of record, if any; all exceptions set forth in the June 29, 2007 Real Estate Sales Contract.

Permanent Real Estate Index Number(s): 09-18-205-008-0000  
Address(es) of Real Estate: 446 Columbia, DesPlaines, Illinois, 60016

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The date of this deed of conveyance is July 18, 2007.

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused its Corporate Seal to be hereto affixed, and has caused its name to be signed these presents by its President on the date stated herein.

Name of Corporation:  
Value Properties, Inc.

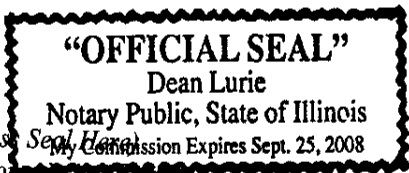
Alan Washer  
By: Alan Washer President

(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 Alan Washer personally known to me to be the President of Value Properties, Inc. a Illinois Corporation, 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 acknowledged that as such President, he 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.



(Impress Seal Here)  
(My Commission Expires)

Given under my hand and official seal July 18, 2007

Dean Lurie  
Notary Public


This instrument was prepared by: Dean Lurie  221 N. LaSalle Street, 32nd Floor Chicago, IL, 60601	Send subsequent tax bills to: Louis J. Vicelli 446 Columbia DesPlaines, Illinois, 60016	Recorder-mail recorded document to: Anthony J. Summers  1301 W. 22nd Street Oak Brook, Illinois, 60523
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# UNOFFICIAL COPY

Exhibit "A"

LOT 8 IN BLOCK 10 IN BRANIGAR'S CUMBERLAND TERRACE, BEING A SUBDIVISION OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS ACCORDING TO PLAT THEREOF REGISTERED AS DOCUMENT NO. 804435.


Commonly Known As: 446 Columbia Avenue, Des Plaines, IL 60016

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 17  
 07

REAL ESTATE TRANSFER TAX \$ 2.00 PER \$ 1,000.00  
 NO. **50018**  
 446 COLUMBIA  
 CITY OF DES PLAINES

COOK COUNTY  
REAL ESTATE TRANSACTION TAX

COUNTY TAX

 JUL. 23. 07


REVENUE STAMP

# 0000028337

REAL ESTATE TRANSFER TAX
00120.00
FP 103042

STATE OF ILLINOIS

STATE TAX

 JUL. 23. 07

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000016038

REAL ESTATE TRANSFER TAX
00240.00
FP 103037