

UNOFFICIAL COPY

SPECIAL WARRANTY DEED
Statutory (ILLINOIS)



Doc#: 0726808088 Fee: \$30.50
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 09/25/2007 11:10 AM Pg: 1 of 4

Above Space for Recorder's Use Only

THE GRANTORS, THOMAS J. LONERGAN and ELIZABETH G. LONERGAN, of Evergreen Park, Illinois for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEYS to THE CENTER FOR BODY & SOUL, INC., an Illinois corporation the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

THE EAST 120 FEET OF LOT 4 AND 5 IN BLOCK 68 IN ROBERT BARTLETT'S HOMESTEAD DEVELOPMENT #9, BEING A SUBDIVISION OF THE EAST ½ OF THE SOUTHEAST ¼ OF SECTION 25, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 23-25-425-011-0000

Address of Real Estate: 12530 S. Harlem Avenue, Palos Heights, Illinois 60463

SUBJECT TO THE FOLLOWING: IF ANY: General real estate taxes not due and payable as of the date hereof; covenants, conditions and restrictions of record; mortgage to Palos Bank and Trust Company recorded on March 1, 2007 as Document No. 0706046072.

Grantor covenants 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.

TO HAVE AND TO HOLD said premises forever.

DATED this 14th day of August, 2007


THOMAS J. LONERGAN

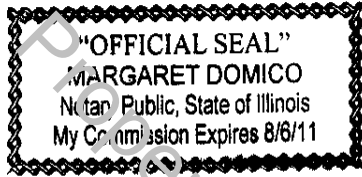

ELIZABETH G. LONERGAN

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Thomas J. Lonergan and Elizabeth G. Lonergan 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 acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 13 day of August, 2007.



Margaret Domico
NOTARY PUBLIC

This transaction is exempt from the provisions of the Real Estate Transfer Tax Law under Paragraph (e), 35 ILCS 200/31-45 of said Law.

Elizabeth Lonergan
Buyer, Seller or Representative

8-13-07
Dated

This instrument was prepared by:

Karyn R. Vanderwarren, Esq.
8632 Miroballi Drive
Hickory Hills, Illinois 60457

MAIL TO:

Karyn R. Vanderwarren
8632 Miroballi Drive
Hickory Hills, IL 60457

SEND SUBSEQUENT TAX BILLS TO:

The Center For Body & Soul, Inc.
12530 S. Harlem Avenue
Palos Heights, IL 60463

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CONSENT OF MORTGAGE

Palos Bank and Trust Company, holder of a mortgage ("Mortgage") dated February 16, 2007 by Elizabeth G. Lonergan and Thomas J. Lonergan ("Grantors") on the premises commonly known as 12530 S. Harlem Avenue, Palos Heights, Illinois 60463, hereby consents to the execution and recording in the Office of the Recorder of Deeds, Cook County, Illinois of the certain Special Warranty Deed transferring the Property from Grantors to The Center For Body and Soul, Inc.

IN WITNESS WHEREOF, Palos Bank and Trust Company has caused this Consent to be signed by its duly authorized officer on this 13 day of August, 2007.

PALOS BANK AND TRUST COMPANY

BY: _____

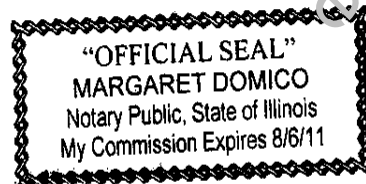
Its: _____

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that William J. Pastore, Vice President of Palos Bank and Trust Company, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Vice President, appeared before me this day in person and acknowledged that he/she signed, sealed and delivered the said instrument as his/her own free and voluntary act, and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 13 day of August, 2007.

Margaret Domico
Notary Public



Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

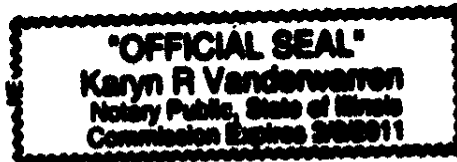
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real-estate under the laws of the State of Illinois.

Dated: September 25, 2007

Signature: *Exabell Smergen*
Grantor

Subscribed and sworn to before me by the
Said Grantor this 25th day of
September, 2007

Notary Public *Karen R. Miller*



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

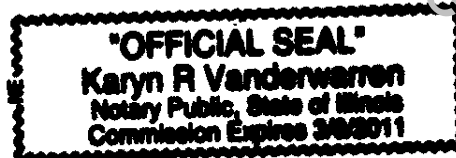
CENTER FOR BODY AND SOUL, INC.

Dated: September 25, 2007

Signature: *Exabell Smergen*
Grantee

Subscribed and sworn to before me by the
said Grantee this 25th day of September, 2007.

Notary Public *Karen R. Miller*



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]