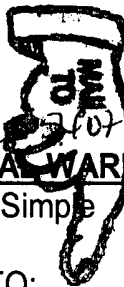


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ST 07/07 + 1 of 2
SPECIAL WARRANTY DEED

In Fee Simple

MAIL TO:

Jasmine C. Mitchell
18451 S. Oakwood
Lansing, IL 60438



Doc#: 0731811023 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/14/2007 09:54 AM Pg: 1 of 2

SEND TAX BILLS TO:

Jasmine C. Mitchell
18451 S. Oakwood
Lansing, IL 60438

THIS INDENTURE WITNESSETH, that the Grantor: **CLAREMONT CONSTRUCTION, LLC**, an Illinois limited liability company duly organized under the laws of the State of Illinois and duly authorized to transact business in the State of Illinois for and in consideration of Ten and 00/100ths (\$10.00) Dollars, and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Managers of said Limited Liability Company Conveys and Warrants unto **GRANTEE: JASMINE C. MITCHELL** of the City of South Holland, all interest IN FEE SIMPLE in the following described Real Estate situated in the County of Cook and State of Illinois, to-wit: 2c

Legal Description:

THE SOUTH 1/2 OF THE WEST 1/2 (EXCEPT THE EAST 8 FEET THEREOF) OF LOT 5 IN BLOCK 10 IN RODGEWOOD GARDENS ADDITION, A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 (EXCEPT THE NORTHWEST AND G.T. RAILROAD) IN SECTION 31, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Tax No. 30-31-418-007-0000

Commonly known as: 18451 S. Oakwood, Lansing, IL 60438

Subject to: real estate taxes not yet due and payable; applicable zoning, building laws and ordinances; public utility easements; easements, covenants, restrictions and conditions of record; assessments due to the Homeowners' Association, if any, after the Closing Date; and such other matters as to which the Title Insurer commits to insure Buyer against loss or damage.

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Manager, this 1st day of November, 2007.

CLAREMONT CONSTRUCTION, LLC, an Illinois limited liability company

By:

Name: KEVIN SIERZEGA

Its: MEMBER-MANAGER

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

The undersigned, a notary public in and for said County and State, DO HEREBY CERTIFY that KEVIN SIERZEGA is personally known to me to be the Member-Manager of **CLAREMONT CONSTRUCTION, LLC**, an Illinois limited liability company, and is 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 Member-Manager of the Illinois Corporation, he signed and delivered the said instrument pursuant to authority, given by the Articles of Organization of CLAREMONT CONSTRUCTION, LLC, as his free and voluntary act, and as the free and voluntary act and deed of said Illinois limited liability company, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 15 day of November, 2007.

Kelley Penman
NOTARY PUBLIC

This instrument was prepared by:
Richard M. Dubin, Esq.
Dubin & Singer, P.C.
55 West Monroe Street
Suite 1200
Chicago, Illinois 60603
312.377.2547

