

UNOFFICIAL COPY

SPECIAL WARRANTY DEED



08252331700

Account Service Center, Inc., ("Grantor") in consideration of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby convey and quit claim to **Marcin Borczyk** ("Grantee") the following described real estate in Cook County, Illinois:

Doc#: 0825233170 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/08/2008 01:52 PM Pg: 1 of 4

* is a corp of CA

Lot 33 in the South West Highlands at 79th and Kedzie, Unit 1, being a subdivision of the Northeast 1/4 of the Northeast 1/4 of Section 35, Township 38 North, Range 13, East of the Third Principal Meridian, according to the plat thereof recorded January 24, 1927 as document 9529800, in Cook County, Illinois

P.I.N. # 19-35-205-037-0000

Property Commonly Known As: 3326 West Columbus, Chicago, IL 60652

Grantor warrants to the Grantees and Grantees' heirs and assigns that it has not done or suffered to be done anything to the property during Grantor's ownership thereof or in any manner encumbered the property except as expressly set forth in this deed and further covenants and warrants that it will defend the property against all persons asserting claims through Grantor contrary to the foregoing limited warranty. ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, ARE HEREBY EXPRESSLY DISCLAIMED, THIS CONVEYANCE OF REAL ESTATE AND IMPROVEMENTS THEREON IS MADE "AS-IS", WITHOUT REPRESENTATION OR WARRANTY OF ANY KIND EXCEPT THE WARRANTY OF TITLE EXPRESSLY PROVIDED HEREIN.

Dated: August 1, 2008

Account Service Center, Inc.

By:
Its: SHOREH BAGBEH, ITS: MANAGER

This document prepared by:
Kluever & Platt, LLC
65 E. Wacker Place, Suite 2300
Chicago, IL 60601

Mail subsequent tax bills to and after recording return to:


NANCY N. SANDER
ATTORNEY AT LAW
8532 SCHOOL ST.
MORTON GROVE, IL 60053

First American Title
Order # 1843518


10/3

4/8


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CITY OF CHICAGO
 CITY TAX

 SEP. -4.08
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE
 # 0000001133

REAL ESTATE TRANSFER TAX
0.145950
FP 102812

COOK COUNTY
 COUNTY TAX
 REAL ESTATE TRANSACTION TAX

 SEP. -4.08
 REVENUE STAMP
 # 0000055908

REAL ESTATE TRANSFER TAX
00069.50
FP 103028

STATE OF ILLINOIS
 STATE TAX

 SEP. -4.08
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 # 0000055702

REAL ESTATE TRANSFER TAX
0013900
FP 103027

Property of Cook County Clerk's Office

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ACKNOWLEDGMENT

State of California
County of San Diego

On August 1, 2008 before me, Thanny Soy, Notary Public
(insert name and title of the officer)

personally appeared Shoreh Bagbch,
who proved to me, on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.



Signature Thanny Soy

(Seal)
Prop Address: 3326 West Columbus

PROCESSED BY COOK COUNTY Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: LOT 33 IN SOUTHWEST HIGHLANDS AT 79TH AND KEDZIE (UNIT 1), BEING A SUBDIVISION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 24, 1927, AS DOCUMENT NUMBER 9529800, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 19-35-205-037-0000 Vol. 0409

Property Address: 3326 West Columbus Avenue, Chicago, Illinois 60652

Property of Cook County Clerk's Office