

# UNOFFICIAL COPY

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08-05418 Pt



Doc#: 0905116075 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/20/2009 03:05 PM Pg: 1 of 4

## SPECIAL WARRANTY DEED

(Corporation to Individual)

This Indenture made this day of 9

Jan, 2009 between

JP Morgan Chase Bank, successor in interest to  
Washington Mutual Bank,

a National Association under the laws of the United  
States, and duly authorized to transact business in the  
State of Illinois, party of the first part, and

GCD Properties LLC- Indiana, *A SERIES OF AN ILLINOIS LIMITED LIABILITY COMPANY*  
party of the second part.

(GRANTEE'S ADDRESS): 796 W. Bartlett Rd., Bartlett, IL 60103

WITNESSETH, that the said party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the said party of the second part, and to their heirs and assigns, FOREVER, all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

See Attached

Subject To: taxes not yet due and payable, general restrictions as they appear of record

Permanent Real Estate Index Number: 20-15-115-036-1001

Address of Real Estate: 5742 S. Indiana Ave., Unit 1, Chicago, IL 60637

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said 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 above described, with the appurtenances, unto the said party of the second part, their heirs and assigns forever.

And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, 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 encumbered 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 FOREVER DEFEND.

**PREMIER TITLE COMPANY**  
1350 W. NORTHWEST HIGHWAY  
ARLINGTON HEIGHTS, IL 60004  
(847) 255-7100

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J

PREMIER TITLE

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Property of Cook County Clerk's Office

City of Chicago Real Estate  
Dept. of Revenue Transfer Stamp  
572838 \$273.00  
02/13/2009 10:15 Batch 00721 36



STATE TAX

STATE OF ILLINOIS



FEB. 13. 09


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000039917

REAL ESTATE TRANSFER TAX
00026.00
FP 103037

COUNTY TAX

COOK COUNTY  
REAL ESTATE TRANSACTION TAX



FEB. 13. 09

REVENUE STAMP

# 0000052196

REAL ESTATE TRANSFER TAX
00013.00
FP 103042

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SPECIAL WARRANTY DEED

The Jan 9, 2009

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its \_\_\_\_\_, the day and year first above written.

JP Morgan Chase Bank, successor in interest to Washington Mutual Bank

BY: Kelly Livingston Asst. Treasurer

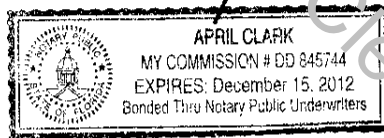
I, undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY ACKNOWLEDGE, that Kelly Livingston, personally appeared before me and acknowledged himself/herself as the Asst. Treasurer of JP Morgan Chase Bank, successor in interest to Washington Mutual Bank and is the same person whose name is subscribed as the foregoing instrument, appeared before me this day in person and severally acknowledged that as such they signed and delivered the said instrument as pursuant to authority given by the Board of Directors of said corporation, as his/her free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and seal this 9th day of January, 2009.

My commission expires: 12-15-2012

Signature: April Clark

IMPRESS SEAL HERE



Prepared By: Joseph J. Klein, 2550 Golf Road - Suite 250, Rolling Meadows, Illinois 60008

Mail To: ANTHONY P. MONTEGUA 4211 W. IRVING PARK N. CHICAGO IL 60641

Send Tax Bills To: 796 BARTLETT RD, BARTLETT, FL. 60103

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## EXHIBIT "A"

File No.: 2008-05418-PT

Commitment No.: 2008-05418-PT

### PROPERTY DESCRIPTION

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

UNIT 1 IN THE 5742 SOUTH INDIANA CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 3 IN DODGE AND OTHERS' RESUBDIVISION OF PART OF LOT 14 OF NEWHALL, LARNED AND WOODBRIDGE'S SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0506919009, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.