

1001

**SPECIAL WARRANTY DEED**  
Statutory (Illinois)  
(Corporation to Individual)



MAIL TO: IRINA USKOVA  
9209 Bumble Bee Dr. #1F  
Des Plaines, IL 60016

Doc#: 0915455021 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/03/2009 08:05 AM Pg: 1 of 3

NAME & ADDRESS OF TAXPAYER:  
Irina Uskova  
9209 Bumble Bee Dr. #1F  
Des Plaines, IL 60016

THE GRANTOR: Homesales, inc., a corporation created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois, party of the first part, for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable considerations in hand paid, and pursuant to authority given by the Board of Directors of said corporation, by these presents does Remise, Release, Alier and Convey to Irina Uskova, 815 Safford Avenue, Lake Bluff IL 60044, party of the second part, all interest in the following described Real Estate situated in the County of COOK, in the State of Illinois to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO

Together with all and singular the hereditaments and appurtenances thereunto 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 above described, with the appurtenances, unto the party of the second part, his/her 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 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:

The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

Permanent Real Estate Index Number(s): 09-15-103-<sup>-020-</sup>~~010~~-1006  
Property Address: 9209 Bumble Bee Dr. #1F, Des Plaines, IL 60016

In Witness Whereof, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to the presents by its X AV President, and attested by its X AVP Secretary this X 14 day of X April, 2009.

IMPRESS  
CORPORATE SEAL  
HERE

Name of Corporation: Homesales, Inc. **LPS Asset Management Solutions, Inc.,  
as attorney in fact**

By X [Signature] (SEAL)

ATTEST: X [Signature] (SEAL)  
Secretary

NOTE PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES  
**Dawn Avery, AVP**

Property not located in the corporate limits of  
the City of Des Plaines, Deed or Instrument  
not subject to transfer tax.

S. Blawie 5/28/09  
City of Des Plaines

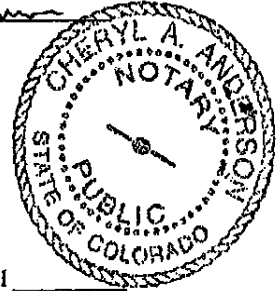
# UNOFFICIAL COPY

STATE OF Colorado )  
 )SS  
County of Jefferson )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT  
X Norma J. Dudgeon, AVP personally known to me to be the X AV President of Homesales, Inc.,  
and X Dawn Avery, AVP personally known to me to be the X AVP Secretary of said  
corporation, and 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 severally acknowledged that as such AV President and AVP Secretary, they signed and delivered  
the said instrument and caused the corporate seal 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.

Given under my hand and notarial seal, this X 14 day of August 20 09

X Cheryl A. Anderson  
Notary Public



My commission expires on X June 24, 20 09



COUNTY - ILLINOIS TRANSFER STAMPS  
EXEMPT UNDER PROVISIONS OF PARAGRAPH  
SECTION 4, REAL ESTATE TRANSFER ACT  
DATE:

NAME AND ADDRESS OF PREPARER:

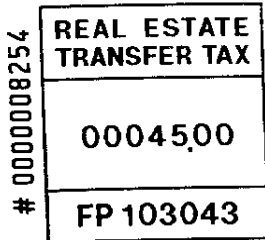
Thomas J. Anselmo  
1807 W. Diehl Road, #333  
Naperville, IL 60563-1890

Buyer, Seller or Representative

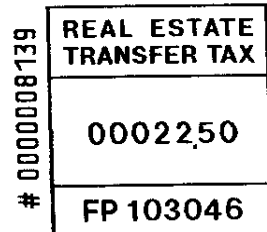
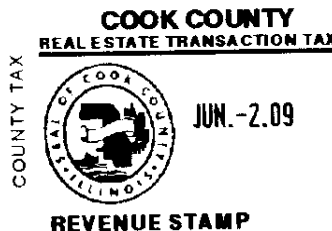
Property Address: 9209 Bumble Bee Dr. #1F, Des Plaines, IL 60016

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

RE593B



TO \_\_\_\_\_  
FROM \_\_\_\_\_  
WARRANTY DEED  
Statutory (Illinois)  
(Corporation to Individu)



# UNOFFICIAL COPY

EXHIBIT "A"

File No.: 2007-00982-PT

Commitment No.: 2007-00982-PT

## PROPERTY DESCRIPTION

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

### PARCEL 1:

UNIT 106-F, IN THE PARK COLONY CONDOMINIUM BUILDING NUMBER 23, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF THE SOUTH 17 1/2 ACRES OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 25596215 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS DATED MARCH 15, 1980 AND RECORDED September 24, 1980 AS DOCUMENT 25596208 FOR INGRESS AND EGRESS AND AS CREATED BY DEED FROM HARRIS TRUST AND SAVINGS BANK AS TRUSTEE UNDER TRUST NO. 39953 TO JAMES S. ZAUCHA AND IRETA A. GROSS AND RECORDED October 5, 1982 AS DOCUMENT 26371344