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Doc#: 0917512007 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/24/2009 08:23 AM Pg: 1 of 4

SPECIAL
WARRANTY DEED

1/3
FIRST AMERICAN
File # 1900681

THIS INDENTURE, made this 24th day of April 2009, between **Fernando Guerrero & Martha Rojas**, **GRANTEE**,* and **GMAC MORTGAGE, LLC** a Limited Liability Company created and existing under and by virtue of the laws of the State of Texas and duly authorized to transact business in the State of Illinois, **GRANTOR**, WITNESSETH, that the Grantor for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIENATE AND CONVEY unto the Grantee,* and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook, and the State of Illinois known and legally described on **Exhibit A attached hereto**. * AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, husband and wife

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway 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 Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances; TO HAVE AND TO HOLD said premises as above described, with the appurtenances, unto the Grantee, their heirs and assigns forever.

And the grantor, for himself, and his successors, does covenant, promise and agree, to and with the Grantee, his heirs and assigns, that he 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, he WILL WARRANT AND DEFEND, subject to those exceptions listed on **Exhibit A attached hereto**.

See Exhibit "A" attached hereto and made a part hereof

4/24

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IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents, by its authorized signing officer, and attested by it authorized signing officer.

Dated this 24 day of April, 20 09.

IMPRESS
CORPORATE SEAL
HERE

GMAC Mortgage, LLC

BY: _____
Print Name: Jose Aguilar

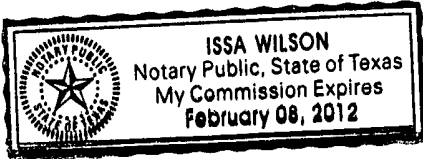
Attest: _____
Print Name: Stephanie Owens

STATE OF Texas COUNTY OF Collin ss.

Jose Aguilar

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT _____
and Stephanie Owens, personally known to me to be the same person(s) whose name(s) 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 including the release and waiver of the right of homestead.

Given under my hand and official seal, this 24 day of April, 20 09.



[Signature] (Notary Public)

Prepared by:
Bruce K. Shapiro, Esq.
555 Skokie Blvd.,
Suite 500
Northbrook, IL 60062

Mail To:
FERNANDO GUERRERO &
MARTHA ROJAS
214 Sarah Ct
Wheeling, IL 60090
Name and Address of Taxpayer:
Fernando Guerrero & Martha Rojas
214 Sarah Ct
Wheeling, IL 60090

COUNTY TAX		STATE TAX	
REVENUE STAMP			STATE OF ILLINOIS
	JUN. 17. 09		
# 0000062791		# 0000062578	
FP 103028	0006000	FP 103027	0012000
REAL ESTATE TRANSFER TAX		REAL ESTATE TRANSFER TAX	

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Exhibit "A" – Legal Description

LOT 28 IN BLOCK 10 IN DUNHURST SUBDIVISION UNIT NO. 4, BEING A SUBDIVISION OF PART OF THE EAST ½ OF THE NORTHWEST ¼ OF SECTION 10, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND ALSO PART OF THE SOUTHWEST ¼ OF SECTION 3, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED ON APRIL 24, 1956 AS DOCUMENT NO. 16559719, IN COOK COUNTY, ILLINOIS.

IN Cook COUNTY, ILLINOIS

Subject to: General real estate taxed not due and payable at closing and restrictions of record so long as they do not interfere with Purchaser's use and enjoyment of the property.

Permanent Real Estate Index Number (s): 03-10-104-025-0000

Address of Real Estate: 214 Sarah Court, Wheeling, IL 60090

Property of Cook County Clerk's Office

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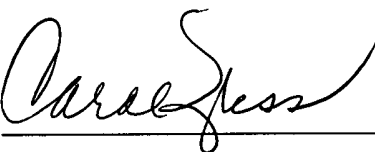
255 W. Dundee Road
 Wheeling, Illinois 60090
 (847) 459-2600 • Fax (847) 459-9692

VILLAGE OF WHEELING TRANSFER CERTIFICATE

The undersigned, pursuant to the authority granted under Title 15, Chapter 15.38 of the Wheeling Municipal Code hereby certifies that the owner of the property commonly known as 214 SARAH CT has paid in full all water, sewer, garbage fees, local ordinance fines, citations and penalties related to this parcel as of the most recent billing and final meter reading.

THIS CERTIFICATE SHALL BE VALID FOR A PERIOD OF THIRTY (30) DAYS FROM THE DATE OF ITS ISSUANCE.

ANY WATER, SEWER, GARBAGE FEE OR PENALTY THAT ACCRUES AFTER THE ISSUANCE OF A TRANSFER CERTIFICATE AND PRIOR TO CLOSING WILL AUTOMATICALLY BE TRANSFERRED TO THE BUYER IF NOT PAID BY THE SELLER AT CLOSING.

By: 

Name: Carol Tress

Title: Utility Billing and Revenue Collection Coordinator

Date: 5/21/2009