

# UNOFFICIAL COPY

FIRST AMERICAN TITLE

FILE # 1971479 10F1

**PREPARED BY:**

Codilis & Associates, P.C.  
15W030 N. Frontage Rd.  
Burr Ridge, IL 60527



Doc#: 0925735175 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/14/2009 03:02 PM Pg: 1 of 3

**MAIL TAX BILL TO:**

Midhada Kendic  
5306 N. Cumberland Avenue Unit 502-3,  
Chicago, IL 60656

**MAIL RECORDED DEED TO:**

Midhada Kendic  
5306 N. Cumberland Avenue Unit 502-3,  
Chicago, IL 60656

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## SPECIAL WARRANTY DEED

THE GRANTOR, Bank of America, N.A., a corporation organized and existing under the laws of the State of , for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS Midhada Kendic, 8724 W. Catherine Dr Chicago, IL 60656- , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT NUMBER 502-3 IN THE CATHERINE COURTS CONDOMINIUM, AS DELINEATED AND DESCRIBED IN A PLAT OF SURVEY OF PARTS OF LOTS 1,2,3 AND 4 IN ALBERT SCHORSCH SON'S CATHERINE COURTS TRACT NUMBER 1 IN THE NORTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED SEPTEMBER 6, 2005 AS DOCUMENT NUMBER 0524932077, AS AMENDED BY SUPPLEMENT NO. 1 TO DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED DECEMBER 14, 2005 AS DOCUMENT NUMBER 0534810040, SUPPLEMENT NO. 2 TO DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AUGUST 2, 2006 AS DOCUMENT NUMBER 0621432095, CERTIFICATE OF CORRECTION RECORDED SEPTEMBER 25, 2006 AS DOCUMENT NUMBER 0626827022 AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-454, A LIMITED COMMON ELEMENTS, AS DELINEATED AND DESCRIBED IN THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM OWNERSHIP, AFORESAID.

12-11-119-033-1296

5306 N. Cumberland Avenue Unit 502-3, Chicago, IL 60656

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

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Property

STATE OF ILLINOIS  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE

SEP. -3.09

00000000 #

REAL ESTATE TRANSFER TAX  
 00065.00  
 FP 103027

COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

SEP. -3.09

2616900000 #

REAL ESTATE TRANSFER TAX  
 00032.50  
 FP 103028

CITY OF CHICAGO  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

SEP. -3.09

0080006139 #

REAL ESTATE TRANSFER TAX  
 00682.50  
 FP 102812

Office

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Special Warranty Deed - Continued

Dated this 29th Day of July 2009

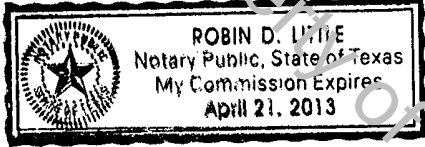
Bank of America, N.A.  
First Preston Management, Inc.  
As Agent for Bank of America

By \_\_\_\_\_

By [Signature] 7/29/09  
Brandon Kirkham, Executive Vice President

STATE OF Texas )  
COUNTY OF Dalla ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Brandon Kirkham personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.



Given under my hand and notarial seal, this 29th Day of July 2009

[Signature]  
Notary Public

My commission expires: \_\_\_\_\_

Exempt under the provisions of \_\_\_\_\_  
Section 4, of the Real Estate Transfer Act \_\_\_\_\_ Date: \_\_\_\_\_  
Agent.

Cook County Clerk's Office