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Doc#: 0925833156 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/15/2009 02:47 PM Pg: 1 of 4

4451

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that CITIMORTGAGE, INC., duly authorized to transact business in the State of Illinois, GRANTOR, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, receipt whereof is hereby acknowledged does hereby GRANT, CONVEY and SELL to Jeanine Holmes, address: 7005 S. Oglesby Ave., #18 Chicago, Illinois, individually, GRANTEE(S), all of the following described premises situated in Cook County, Illinois, to-wit:

UNIT NO. 1107, IN LAKE TERRACE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 139, 140, 141, 144 AND 145 IN DIVISION 3 OF THE SOUTH SHORE SUBDIVISION OF THE NORTH FRACTIONAL HALF OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THE RESUBDIVISION OF LOTS 1, 2, 3, 64, 66, 126, 127 AND 128 IN DIVISION 1 OF WESTFALL'S SUBDIVISION OF 208 ACRES BEING THE EAST 1/2 OF THE SOUTHWEST 1/4 AND THE SOUTHEAST FRACTIONAL QUARTER OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 25275623 AND REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES IN COOK COUNTY, ILLINOIS, AS DOCUMENT LR3135646, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Commonly known as: 7337 S. SOUTH SHORE DRIVE, APT 1107, CHICAGO, IL 60647
Permanent Index No: 21-30-114-029-1082

To Have and To Hold the said premises unto the said GRANTEE(S), subject only to:

- (a) general real estate taxes for 2008 2nd installment and subsequent years;
- (b) easements of record; and
- (c) provisions, conditions, covenants, restrictions, assessments, easements as created by the Declaration of Condominium recorded December 10, 1979 as Document Number 2527562, and any amendments thereto; provisions, conditions and limitations as created by the Condominium Property Act.

ST AMERICAN

Doc #

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C.F.
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Property of Cook County Clerk's Office

STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 SEP. 11.09

STATE TAX




000000173

REAL ESTATE TRANSFER TAX
00028.00
FP 103027

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 COUNTY TAX
 SEP. 11.09

REVENUE STAMP




293550000

REAL ESTATE TRANSFER TAX
00014.00
FP 103028

CITY OF CHICAGO
 REAL ESTATE TRANSACTION TAX
 CITY TAX
 SEP. 11.09

REVENUE STAMP



880000008

REAL ESTATE TRANSFER TAX
00294.00
FP 102812

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And said grantor, hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

And the said GRANTOR, for itself and its successors, does warrant to the said GRANTEE(S), only that:

1. GRANTOR has not done or suffered to be done anything whereby the said premises hereby granted are, or may be in any manner, encumbered; and
2. GRANTOR will forever defend the said premises against all persons lawfully claiming through GRANTOR, but not otherwise.

IN WITNESS WHEREOF, the said CITIMORTGAGE, INC, has caused these presents to be signed on its behalf, this 17th day of August, 2009.

CITIMORTGAGE, INC., by FIRST AMERICAN ASSET CLOSING SERVICES, its attorney in fact

By: 
Amanda Roberts, Vice President

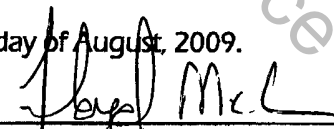
THIS INSTRUMENT WAS PREPARED BY:

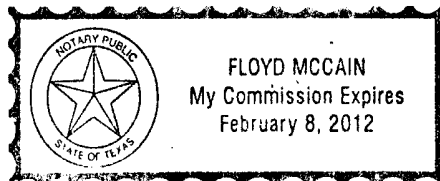
Hauselman, Rappin & Olswang, Ltd.
39 South LaSalle Street
Chicago, Illinois 60603

STATE OF ~~CALIFORNIA~~ TX
COUNTY OF ~~RIVERSIDE~~ Dallas

I, Floyd McCain, a Notary Public in and for said County, in the State aforementioned, DO HEREBY CERTIFY that Amanda Roberts, personally known to me to be the officer of CITIMORTGAGE, INC., and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such officer, (s)he signed and delivered the said instrument, 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 official seal this 17th day of August, 2009.


Notary Public



Mail To: AND SEND TAX BILLS TO:

Jeanine Holmes
7337 S. SOUTH SHORE DRIVE
CHICAGO, IL 60649 #1107

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: UNIT NO. 1107, IN LAKE TERRACE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 139, 140, 141, 144 AND 145 IN DIVISION 3 OF THE SOUTH SHORE SUBDIVISION OF THE NORTH FRACTIONAL HALF OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THE RESUBDIVISION OF LOTS 1, 2, 4, 64, 66, 126, 127 AND 128 IN DIVISION 1 OF WESTFALL'S SUBDIVISION OF 208 ACRES BEING THE EAST 1/2 OF THE SOUTHWEST 1/4 AND THE SOUTHEAST FRACTIONAL QUARTER OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 25275623 AND REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES IN COOK COUNTY, ILLINOIS, AS DOCUMENT LR3135646, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 21-30-114-029-1082 Vol. 0274

Property Address: 7337 South Shore Drive, Unit 1107, Chicago, Illinois 60649

Cook County Clerk's Office