

# UNOFFICIAL COPY

080297304925

**PREPARED BY:**

Codilis & Associates, P.C.  
25W030 N. Frontage Rd.  
Burr Ridge, IL 60527



Doc#: 0931405040 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/10/2009 10:09 AM Pg: 1 of 2

**MAIL TAX BILL TO:**

Rafal Stopa  
747 Dennis Dr.  
Bensenville, IL 60106

**MAIL RECORDED DEED TO:**

Rafal Stopa  
747 Dennis Dr.  
Bensenville, IL 60106

## SPECIAL WARRANTY DEED

SC THE GRANTOR, Wachovia Bank National Association, a corporation organized and existing under the laws of the State of SC for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to Rafal Stopa, of 747 Denis Dr Bensenville, IL 60106- , all interest in the following described real estate situated in the County of Cook, State of Illinois to wit:

LOT FIFTY-NINE IN ALBERT J. SCHORSCH'S IRVING PARK BOULEVARD GARDENS FIRST ADDITION, A RESUBDIVISION OF SCHORSCH BROS. IRVING PARK BOULEVARD GARDENS, A SUBDIVISION OF THE EAST HALF OF THE WEST HALF OF THE EAST HALF OF THE NORTH 1/2 OF THE NORTHWEST QUARTER (EXCEPT THE NORTH ONE HUNDRED SIXTY-FIVE FEET THEREOF) OF SECTION TWENTY, TOWNSHIP FORTY NORTH, RANGE THIRTEEN, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

13-20-111-032  
6114 W. Grace Street, Chicago, IL 60634


*Ju*

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.

Attorneys' Title Guaranty Fund, Inc.  
1 S. Wacker Rd., STE 2400  
Chicago, IL 60606-4650  
Attn: Search Department

STATE TAX

STATE OF ILLINOIS



NOV. - 4.09


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000030475

REAL ESTATE TRANSFER TAX
0013500
FP326652

COUNTY TAX

COOK COUNTY  
REAL ESTATE TRANSACTION TAX



NOV. - 4.09


REVENUE STAMP

# 0000045361

REAL ESTATE TRANSFER TAX
0006750
FP326665

CITY TAX

CITY OF CHICAGO



NOV. - 5.09

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000039507

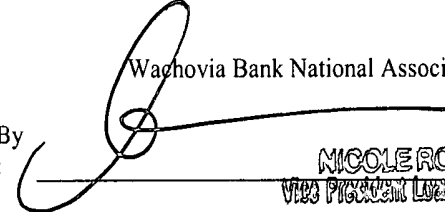
REAL ESTATE TRANSFER TAX
0141750
FP326650

# UNOFFICIAL COPY

Special Warranty Deed - Continued

Dated this 5 Day of October 2009

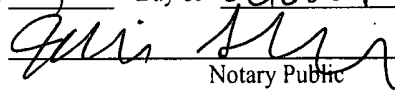
Wachovia Bank National Association

By  \_\_\_\_\_  
**NICOLE ROBINSON**  
 Vice President Loan Documentation

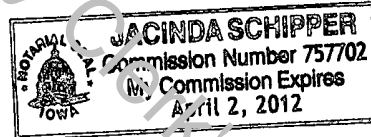
STATE OF IOWA )  
 ) SS.  
 COUNTY OF POIK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Nicole Robinson, 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 5 Day of October 2009

 \_\_\_\_\_  
 Notary Public  
 My commission expires: \_\_\_\_\_

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



Property of Cook County Clerk's Office