

# UNOFFICIAL COPY



## SPECIAL WARRANTY DEED

**RMS Residential Properties, LLC**, by Brighton Real Estate, its attorney in fact ("Grantor") in consideration of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby convey and quit claim to **Johnny Herndon** ("Grantee") the following described real estate in County, Illinois:

Doc#: 0932126262 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/17/2009 02:12 PM Pg: 1 of 3

Lot 3 in Block 2 in T.P. Phillips Equitable Land Association Second Addition to Chicago, in the Southeast Quarter of Section 22, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois

P.I.N. # 16-22-418-018-0000

Property Commonly Known As: 4207 W. Cullerton St., Chicago, IL 60623

Grantor warrants to the Grantees and Grantees' heirs and assigns that it has not done or suffered to be done anything to the property during Grantor's ownership hereof or in any manner encumbered the property except as expressly set forth in this deed and further covenants and warrants that it will defend the property against all persons asserting claims through Grantor contrary to the foregoing limited warranty. ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, ARE HEREBY EXPRESSLY DISCLAIMED, THIS CONVEYANCE OF REAL ESTATE AND IMPROVEMENTS THEREON IS MADE "AS-IS", WITHOUT REPRESENTATION OR WARRANTY OF ANY KIND EXCEPT THE WARRANTY OF TITLE EXPRESSLY PROVIDED HEREIN.

Dated: October 2, 2009

**RMS Residential Properties, LLC**

By: **Brighton Real Estate, its attorney in fact**

1st AMERICAN TITLE order # 1780202

By: [Signature]

This document prepared by:  
Kluever & Platt, LLC  
65 E. Wacker Place, Suite 2300  
Chicago, IL 60601

Mail subsequent tax bills to and after recording  
return to:

Johnny Herndon  
247 S 19th Avenue  
Maywood, IL  
60153  
1780202

1st AMERICAN TITLE order #

13

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COUNTY TAX

**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX

NOV. 13.09

REVENUE STAMP

# 0000001874

REAL ESTATE TRANSFER TAX
0001900
FP 103028

STATE TAX

STATE OF ILLINOIS

NOV. 13.09

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000001875

REAL ESTATE TRANSFER TAX
0003800
FP 108027

CITY TAX

CITY OF CHICAGO

NOV. 13.09

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000007275

REAL ESTATE TRANSFER TAX
0039900
FP 102812

Property of Cook County Clerk's Office

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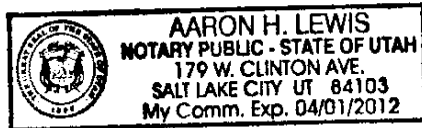
STATE OF UTAH )  
 ) SS:  
COUNTY OF SALT LAKE )

I, Aaron H. Lewis, Notary Public, in and for the County and State aforesaid, **DO HEREBY CERTIFY**, that Brennan Clark personally known to me to the Vice President of Brighton Real Estate, 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 severally acknowledged that as such Vice President, he signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for uses and purposes therein set forth.

Given under my hand and official seal this 5<sup>th</sup> day of October, 2009.

Aaron H. Lewis  
Notary Public

My Commission Expires: 4.1.12



Property of Cook County Clerk's Office