

1/2 ES 06114  
**SPECIAL WARRANTY DEED**

**UNOFFICIAL COPY**

(Corporation to Individual)



This Indenture made this day of \_\_\_

Oct 13, 2009 between

**Doc#: 0932749020 Fee: \$40.00**  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 11/23/2009 02:20 PM Pg: 1 of 3

Wachovia Bank, National Association, by Specialized  
Loan Servicing, LLC,

a National Association under the laws of the United  
States, and duly authorized to transact business in the  
State of Illinois, party of the first part, and

Plamen Marinov and Mariya Arabadzhieva, *husband and wife,*  
*as tenants by the entirety,*  
party of the second part.

**(GRANTEE'S ADDRESS):** 4719 N. Kasson Avenue, Chicago, IL 60630

WITNESSETH, that the said party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the said party of the second part, and to their heirs and assigns, FOREVER, all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

See Attached

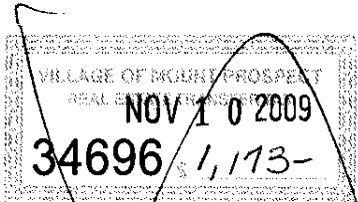
Subject To: taxes not yet due and payable, general restrictions as they appear of record

Permanent Real Estate Index Number: 03-34-317-010-0000

Address of Real Estate: 103 North Fairview Avenue, Mount Prospect, IL 60056

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity of, in and to the above described premises, with the hereditaments and appurtenances: TO GIVE AND TO HOLD the said premises as above described, with the appurtenances, unto the said party of the second part, their heirs and assigns forever.

And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, their heirs and assigns, that it 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, it WILL WARRANT AND FOREVER DEFEND.



PREMIER TITLE

*31*

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The \_\_\_\_\_, 20\_\_\_\_

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its \_\_\_\_\_, the day and year first above written.

Specializing Loan Servicing

As: Attorney in Fact

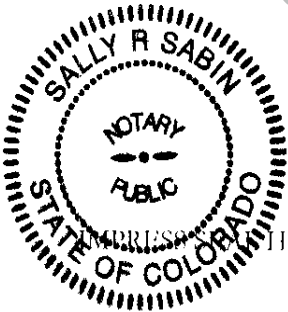
By: Kelly Singh 10/13/09

Kelly Singh, A.V.P.

Wachovia Bank, National Association, by Specialized Loan Servicing, LLC

I, undersigned, a Kelly Singh Notary Public in and for said County, in the State aforesaid, DO HEREBY ACKNOWLEDGE, that Kelly Singh personally appeared before me and acknowledged himself/herself as the \_\_\_\_\_ of Specialized Loan Servicing, LLC, as Attorney in Fact for Wachovia Bank, National Association and is the same person whose name is subscribed as the foregoing instrument, appeared before me this day in person and severally acknowledged that as such they signed and delivered the said instrument as 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 seal this 13 day of October, 2009



My commission expires:

06/30/2012

Signature:

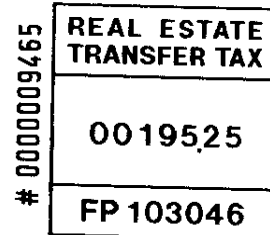
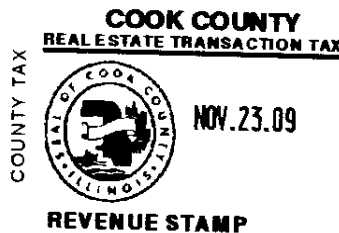
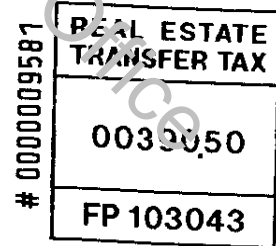
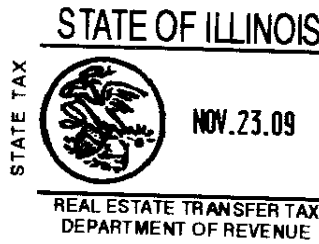
Sally R. Sabin

Prepared By: Joseph J. Klein, 2550 Golf Road - Suite 250, Rolling Meadows, Illinois 60008

Mail To: Hymow & Blair PC, 1411 McHenry Rd, Ste 125, Buffalo Grove, IL 60089

Send Tax Bills To: Plamen Marinov, 10310 Fairview Ave, Mount Prospect IL 60056

**PREMIER TITLE**  
1350 W. NORTHWEST HIGHWAY  
ARLINGTON HEIGHTS, IL 60004  
(847) 255-7100



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## EXHIBIT 'A' Legal Description

File Number: 2008-06114-PT

LOT 13 IN BLOCK 19 IN PROSPECT MANOR, BEING A SUBDIVISION OF PART OF THE SOUTH 3/4 OF THE WEST 1/2 OF THE WEST 1/2 OF SECTION 34, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 103 N. Fairview Avenue, Mount Prospect, IL 60056

PERMANENT INDEX NUMBER: 03-34-317-010-0000

Property of Cook County Clerk's Office