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Chicago Title Insurance Company

SPECIAL WARRANTY DEED (Corporation to Individual)



Doc#: 0934405004 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/10/2009 09:28 AM Pg: 1 of 2

CTF ST 5112332 01-MAR-10 REC 11515 FTD

THIS INDENTURE, made this 20th day of OCT, 2009 between PARK BANK INITIATIVES, INC., a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and PHILLIP MIDDLEBROOKS, *A MARRIED MAN*.

(GRANTEE'S ADDRESS) 2049 E. 172ND STREET, SOUTH HOLLAND, Illinois 60473

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN & 00/100 DOLLARS, and other good and valuable consideration 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:

LOT 27 IN BLOCK 7 IN ORIGINAL TOWN OF PULLMAN, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, NORTH OF THE INDIAN BOUNDARY LINE AND EAST OF THE RIGHT OF WAY OF ILLINOIS CENTRAL RAILROAD IN COOK COUNTY, ILLINOIS. c/k/a 11260 S. Champlain, Chicago, Il. 60628

SUBJECT only to the following permitted exceptions, provided none of which shall materially restrict the reasonable use of the premises as a residence: (a) general real estate taxes not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions, and covenants of record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premise; (e) public roads and highways, if any; (f) party wall rights and agreements; if any.

Permanent Real Estate Index Number(s): 25-22-213-052-0000
Address(es) of Real Estate: 11260 SOUTH CHAMPLAIN AVENUE, CHICAGO, Illinois 60628

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 HAVE 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 incumbered 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**.

Box 400-CTCC

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In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its PRESIDENT, and attested by its None, the day and year first above written.

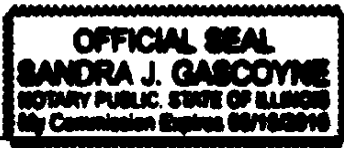
PARK BANK INITIATIVES, INC.

By [Signature]
DAVID DOIG
PRESIDENT

STATE OF ILLINOIS, COUNTY OF COOK. ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that DAVID DOIG is personally known to me to be the PRESIDENT of the PARK BANK INITIATIVES, INC. and is personally known to me to be the PRESIDENT, of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such DAVID DOIG and PRESIDENT 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 their 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 20TH day of OCTOBER 2009



[Signature] (Notary Public)

Prepared By: Marilyn J. Wood
Attorney at Law
P.O. Box 0247
Oak Park, Illinois 60303

STATE TAX	STATE OF ILLINOIS	REAL ESTATE TRANSFER TAX
	DEC. 2, 09	0012100
	REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	FP 103024

000001263

Mail To:
PHILLIP MIDDLEBROOKS
2049 E. 172ND STREET
SOUTH HOLLAND, Illinois 60473

Name & Address of Taxpayer:
PHILLIP MIDDLEBROOKS
11260 SOUTH CHAMPLAIN AVENUE
CHICAGO, Illinois 60628

COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX	REAL ESTATE TRANSFER TAX
	DEC.-8.09	0006050
	REVENUE STAMP	FP 103022

000009347

CITY TAX	CITY OF CHICAGO	REAL ESTATE TRANSFER TAX
	DEC.-8.09	0127050
	REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	FP 103023

000001501