

UNOFFICIAL COPY



Doc#: 1000447009 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/04/2010 01:44 PM Pg: 1 of 5

09-029030

* The information required by 735 ILCS 5/15-1509.5 appears on Exhibit A attached hereto and made a part hereof

WARRANTY DEED

KNOW ALL MEN THESE PRESENTS, that ANDREW KLINGSPORN AND CLAUDIA KLINGSPORN, husband & wife, the GRANTOR(S) for and in consideration of One Dollar (\$1.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, and in consideration of the full cancellation and satisfaction of the mortgage indebtedness in favor of Beneficial Illinois Inc. D/B/A Beneficial Mortgage Co. of Illinois, do give, grant, bargain, sell and convey to Beneficial Illinois Inc. D/B/A Beneficial Mortgage Co. of Illinois, the GRANTEE, its successors and assigns, all the following described premises situated in the County of Cook, State of Illinois, to-wit:

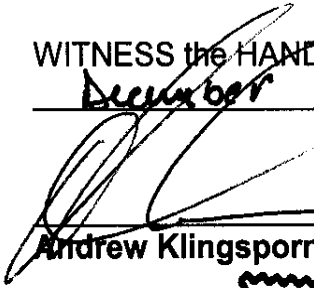
SEE ATTACHED EXHIBIT "A"

TO HAVE AND TO HOLD the above granted and bargained premises with the appurtenances thereunto belonging, unto the said GRANTEE, his successors and assigns forever. The said GRANTOR(S) do covenant for themselves, their heirs, executors and assigns, that at the signing of these presents, they are well seized of the above described premises as a good and indefeasible estate in fee simple, and have good right to bargain and sell the same in the manner and form as above written; and that the same are free and clear from all encumbrances whatsoever, and that they and their heirs, executors and assigns will warrant and defend said premises, with the appurtenances thereunto belonging, unto said GRANTEE, his successors and assigns, against all lawful claims and demands whatsoever. Said GRANTOR(S) hereby release and waive all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

The acceptance and recording of this deed is expressly subject to and contingent upon HSBC Consumer and Mortgage Lending being satisfied with the condition of title.

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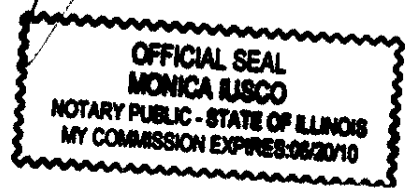
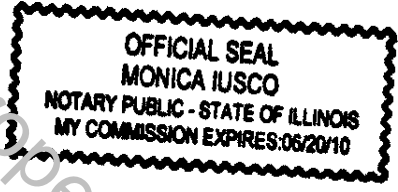
WITNESS the HAND and SEAL of the GRANTOR(S) on this 2nd day of December, 2009



(SEAL)
Andrew Klingsporn



(SEAL)
Claudia Klingsporn



Property of Cook County Clerk's Office

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STATE OF _____)
) ss.
COUNTY OF _____)

I, MONICA IUSCO, a Notary Public in and for the County and State aforesaid, do hereby certify that ANDREW KLINGSPORN AND CLAUDIA KLINGSPORN, husband & wife, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed and delivered the same instrument as a free and voluntary act for the uses and purposes therein set forth with full knowledge of the ramifications of the execution of this deed, including the release and waiver of the right of Homestead.

Given under my hand and Notarial Seal this 2nd day of December, 2009

Monica Iusco
Notary Public

My commission expires: June 20/2010
(SEAL)



Send Tax Bill to:
ADDRESS OF GRANTEE:
Beneficial Illinois Inc. D/B/A Beneficial Mortgage Co. of Illinois
636 Grand Regency Blvd.
Brandon, Florida 33509

Address of Property:
601 Long Rd.
Glenview, IL 60025

This instrument was drafted by:
Fisher and Shapiro, L.L.C.
4201 Lake Cook Rd
Northbrook, IL 60062-1060

MAIL TO:
Fisher and Shapiro, LLC
Attorneys for Plaintiff
4201 Lake Cook Rd
Northbrook, IL 60062-1060
(847)291-1717

Contact for Grantee:
Beneficial Illinois Inc. D/B/A Beneficial
Mortgage Co.
636 Grand Regency Blvd
Brandon, Florida 33509

Deposit in Recorder's Box #254

EXEMPT 35 ILCS 200/31-45 (L)
DATE

1-4-10
REPRESENTATIVE
Theresa M. [Signature]

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Exhibit A

LEGAL DESCRIPTION

LOT 4 IN HEITMAN'S RESUBDIVISION IN SECTION 31, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 9, 1952 AS DOCUMENT 15314999, IN COOK COUNTY, ILLINOIS.

Commonly known as 601 Long Rd., Glenview, IL 60025

Permanent Index No.: 05-31-418-034

Property of Cook County Clerk's Office

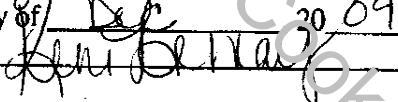
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STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated Dec 30, 2009

Signature: 
Grantor or Agent

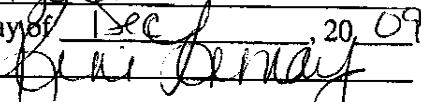
Subscribed and sworn to before me
By the said Agent
This 30th day of Dec, 2009
Notary Public 



The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date Dec. 30, 2009

Signature: 
Grantee or Agent

Subscribed and sworn to before me
By the said Agent
This 30th day of Dec, 2009
Notary Public 



Note: Any person who knowingly submits a false statement concerning the identity of a **Grantee** shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to **deed** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)