

2

# UNOFFICIAL COPY



**PREPARED BY:**  
Capilis & Associates, P.C.  
15W030 N. Frontage Rd.  
Burr Ridge, IL 60527

Doc#: 1000618061 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/06/2010 01:02 PM Pg: 1 of 2

**MAIL TAX BILL TO:**  
M & A Builders and Remodeling, Inc.  
2300 W. Manor Ln.  
Park Ridge, IL 60068

**MAIL RECORDED DEED TO:**  
M & A Builders Remodeling Inc.  
Mark Loza  
2500 E. Devon Ave Suite 200  
Des Plaines, IL 60018

## SPECIAL WARRANTY DEED

THE GRANTOR, CR Homesales, Inc., a corporation organized and existing under the laws of the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to M & A Builders, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit: \*and remodeling Inc., an Illinois Corporation

LOTS 10 AND 11 IN J.W. FARLINS SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

20-26-220-009  
20-26-220-010  
7327 S. Dorchester Avenue, Chicago, IL 60619

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.

Dated this 3rd Day of December 2009

By: [Signature]  
Homesales, Inc.  
Gena Rotter  
Asst. Vice President

2010

# UNOFFICIAL COPY

Special Warranty Deed - Continued

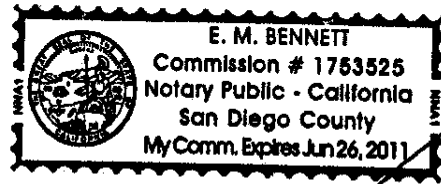
STATE OF California )  
COUNTY OF San Diego ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Genalotta RVP, 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.

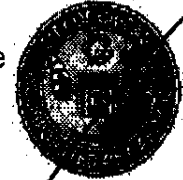
Given under my hand and notarial seal, this 3 Day of December 2009

E. M. Bennett  
Notary Public  
My commission expires: 10-26-2011

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



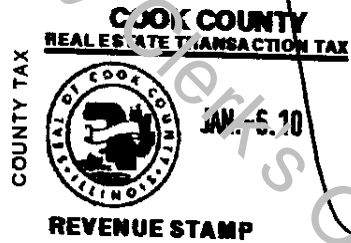
City of Chicago  
Dept. of Revenue  
596456



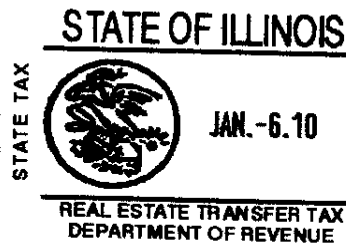
Real Estate  
Transfer  
Stamp  
\$178.50

1/6/2010 11:48

Baton 568,302



REAL ESTATE TRANSFER TAX
00008.50
FP 103042



REAL ESTATE TRANSFER TAX
00017.00
FP 103037