

UNOFFICIAL COPY

PREPARED BY:

Codilis & Associates, P.C.
15W030 N. Frontage Rd.
Burr Ridge, IL 60527



Doc#: 1003229113 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 02/01/2010 04:57 PM Pg: 1 of 2

MAIL TAX BILL TO:

Tina Marinis
10711 5th Avenue
Unit 109
Countryside IL 60525

MAIL RECORDED DEED TO:

John Mantas
1300 West Higgins Road
Suite 209
Park Ridge IL 60068

SPECIAL WARRANTY DEED

THE GRANTOR, The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2006RZ2, a corporation organized and existing under the laws of the State of California, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to Tina Marinis, of 10711 5th Ave #109 Countryside, IL 60525, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

PARCEL 1:

UNIT 207 IN EDGEWOOD VALLEY CONDOMINIUM TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS DEFINED AND DELINEATED IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 2249107 AS AMENDED FROM TIME TO TIME IN THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN DOCUMENT NUMBER 22249106.

18-29-202-037-1017

7301 S. Willow Springs Road Unit #207, Countryside, IL 60525

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.

C.A.
2

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Special Warranty Deed - Continued

Dated this 20th Day of January 2010

The Bank of New York Mellon Trust Company, National Association aka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2006RZ2

By _____

Terri Acierno

STATE OF CA)
COUNTY OF SAN DIEGO) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Terri Acierno, 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 20th Day of January, 2010


Shawn Jimenez
Notary Public

My commission expires: _____


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

 **\$50**
Real Estate Transfer Tax
1670

 SHAWN JIMENEZ
Commission # 1782637
Notary Public - California
San Diego County
My Comm. Expires Nov 30, 2011

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX
FEB.-1.10
REVENUE STAMP

0000063778
REAL ESTATE TRANSFER TAX
00017.00
FP 103042

STATE TAX

STATE OF ILLINOIS
FEB.-1.10
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

00005491
REAL ESTATE TRANSFER TAX
00034.00
FP 103037