

UNOFFICIAL COPY

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PREPARED BY:

David T. Cohen & Associates, LTD
10729 W. 159th Street
Orland Park, IL 60467
(708) 460-7711

MAIL TAX BILL TO:

Gonzalo Martinez-Cardenas
3132 S. Ridgeway Ave.
Chicago, IL 60623



Doc#: 1006840174 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/09/2010 03:11 PM Pg: 1 of 2

MAIL RECORDED DEED TO:

Gonzalo Martinez-Cardenas
3132 S. Ridgeway Ave.
Chicago, IL 60623

SPECIAL WARRANTY DEED
(Corporation to Individual)

THE GRANTOR, TCF NATIONAL BANK, a federal banking institution created and existing under and by virtue of the laws of the United States of America, and duly authorized to transact business in the State of Illinois, having its principal office at the following address: 800 Burr Ridge Parkway, Burr Ridge, IL 60527, for and in consideration of the sum of TEN AND NO/100THS (\$10.00) DOLLARS, in hand paid, and pursuant to the authority given by the Board of Directors of said corporation CONVEYS AND WARRANTS to GONZALO MARTINEZ-CARDENAS, Un married of 2201 Walnut Avenue, Hanover Park, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION:

LOT 14 IN BLOCK 2 IN GEORGE H. CASS' SUBDIVISION OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 35, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE NORTH 100 FEET OF THE SOUTH 1/2 THEREOF), IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 16-35-104-037-0000

Property Address: 3132 S. Ridgeway Ave., Chicago, IL 60623

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.

Attorneys' Title Guaranty Fund, Inc.
1 S. Wacker Rd., STE 2400
Chicago, IL 60606-4650
Attn: Search Department

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In witness whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its AVP and attested to by its REO Mgr., this 22 day of February, 2010.

TCF NATIONAL BANK

BY: [Signature]


ATTEST: Randy Fuchser

STATE OF ILLINOIS)
COUNTY OF DUPAGE)

SS.

STATE TAX

STATE OF ILLINOIS



MAR.-5.10

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

0000032407

REAL ESTATE TRANSFER TAX
00090.00
FP326652

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Frank Vitek, personally known to me to be a AVP of TCF NATIONAL BANK, a Minnesota corporation, and Randy Fuchser, personally known to me to be an REO Mgr. of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Frank Vitek and Randy Fuchser, they signed and delivered the said instrument as AVP and REO Mgr. of said corporation, 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 22 day of February, 2010.


Commission expires:

OFFICIAL SEAL
AUDREY NIEC
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 03/03/2012

Audrey Niec
Notary Public

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



MAR.-5.10


REVENUE STAMP

0000047291

REAL ESTATE TRANSFER TAX
00045.00
FP326665

CITY TAX

CITY OF CHICAGO



MAR.-5.10

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

0000000613

REAL ESTATE TRANSFER TAX
00945.00
FP326650