



SPECIAL
WARRANTY DEED



Doc#: 1008412127 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/25/2010 11:07 AM Pg: 1 of 4

THIS INDENTURE, made this 1 day of February 2010, between **Maria Berrum Magana and Isidro Magana**, as Joint Tenants with the right of survivorship, of Chicago Hts, IL. **GRANTEE**, and **Residential Funding Company, LLC.**, a Corporation created and existing under and by virtue of the laws of the State of Texas and duly authorized to transact business in the State of Illinois, **GRANTOR**. WITNESSETH, that the Grantor for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIENATE AND CONVEY unto the Grantee, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook, and the State of Illinois known and legally described on Exhibit A attached hereto.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway 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 Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances; TO HAVE AND TO HOLD said premises as above described, with the appurtenances, unto the Grantee, their heirs and assigns forever.

And the grantor, for himself, and his successors, does covenant, promise and agree, to and with the Grantee, his heirs and assigns, that he has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered 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, he WILL WARRANT AND DEFEND, subject to those exceptions listed on Exhibit A attached hereto.

See Exhibit "A" attached hereto and made a part hereof

FIRST AMERICAN TITLE
ORDER NUMBER 2008 0568

HKY

UNOFFICIAL COPY

Property of Cook County Clerk's Office

STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 MAR. 22. 10
 \$215,000.00 *

REAL ESTATE TRANSFER TAX
0006553
FP 103027

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 COUNTY TAX
 REVENUE STAMP
 MAR. 22. 10
 \$215,000.00 *

REAL ESTATE TRANSFER TAX
0003275
FP 103028

UNOFFICIAL COPY

IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents, by its authorized signing officer, and attested by its authorized signing officer.

Dated this 1 day of Feb, 2010

Residential Funding Company, LLC

IMPRESS
CORPORATE SEAL
HERE

BY: Charlotte Elliott
Print Name: Charlotte Elliott

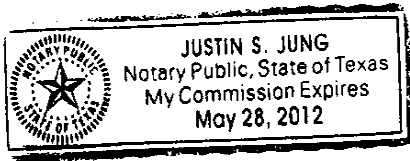
Attest: Justin Jung
Print Name: Justin Jung

STATE OF Texas, COUNTY OF Dallas ss.

Charlotte Elliott

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT and Scott Buskirk, 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 they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 1 day of Feb, 2010



Justin Jung (Notary Public)

Prepared by:
Bruce K. Shapiro, Esq.
555 Skokie Blvd.,
Suite 500
Northbrook, IL 60062

Mail To: JACK BAINBRIDGE
1835 DIXIE HWY.
FLOSSMOOR IL. 60422

Name and Address of Taxpayer:
Isidor Megana and Maria Berrum Megana
264 Magnolia Plaza
South Chicago Heights, IL
60421

UNOFFICIAL COPY

Exhibit "A" – Legal Description

LOT 2 IN BLOCK 2 IN ALEXANDER PARK SUBDIVISION BEING A SUBDIVISION OF PART OF THE NORTH 45 ACRES OF THE EAST ¼ OF THE NORTHWEST ¼ OF SECTION 32, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN RECORDED ON SEPTEMBER 9, 1955 AS DOCUMENT NUMBER 16357452 IN COOK COUNTY, ILLINOIS.

IN Cook COUNTY, ILLINOIS

Subject to: General real estate taxed not due and payable at closing and restrictions of record so long as they do not interfere with Purchaser's use and enjoyment of the property.

Permanent Real Estate Index Number (s): 32-32-112-002-0000

Address of Real Estate: 264 Magnolia Plaza, Chicago Heights, IL 60411

Property of Cook County
COOK COUNTY
RECORDER OF DEEDS
SCANNED BY _____ Clerk's Office