

# UNOFFICIAL COPY



Doc#: 1009526018 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/05/2010 08:30 AM Pg: 1 of 3

DEED

Property of Cook County Clerk's Office

CT 1 SA 3726105 MD BK 1009526018

303 P 03/31

**UNOFFICIAL COPY**

THIS INSTRUMENT PREPARED BY:  
**PAM CARUSO, REO DEPARTMENT**  
 AND RETURN TO:  
**Joshua Jones, unmarried**  
 3822 Harrison Ave., Brookfield, IL 60513

Loan Number: 1612704

Property Appraisers Parcel Identification (Folio) Numbers: **16312040100000**

SPACE ABOVE THIS LINE FOR RECORDING DATA

**THIS SPECIAL WARRANTY DEED**, made this 25 day of **February 2010** by **TAYLOR, BEAN & WHITAKER MORTGAGE CORP.**, a corporation existing under the laws of **FLORIDA** and having its principle place of business at **315 NE 4<sup>th</sup> Street, Ocala, Florida 34470** grantor to **Joshua Jones, unmarried and Jon Stachewicz, unmarried** whose post office address is **3822 Harrison Ave., Brookfield, IL 60513** hereinafter called the Grantee:

*(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)*

**WITNESSETH:** That the grantor, for and in consideration of the sum of One Hundred Thousand Dollars and no/100 (\$100,000.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does hereby grant, bargain, sell, alien, renise, release, convey and confirm unto the grantee, all that certain land situate in Cook County, State of IL, viz.:

**LOT 3 IN BLOCK 2 IN BOLEN'S RE-SUBDIVISION OF WOOD'S SUBDIVISION OF BLOCKS 2 AND 15 IN LAVERGNE, A SUBDIVISION OF PART OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.**

Said property is commonly known as **3108 S. Scoville, Berwyn, IL 60402.**

**TOGETHER**, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**TO HAVE AND TO HOLD**, the same in fee simple forever.

**AND**, the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said grantor.

The Grantor, Taylor Bean & Whitaker Mortgage Corp., filed for bankruptcy protection under Chapter 11 of the United States Bankruptcy Code on August 24, 2009, in the United States Bankruptcy Court for the Middle District of Florida (Jacksonville), Docket Number 3:09-bk-07047-JAF. On August 25, 2009, an Order was entered appointing the Grantor as the debtor-in-possession under Chapter 11. A second Order was entered that same day authorizing the Grantor to operate the business as the debtor-in-possession.

The Grantor executed this Deed in the ordinary course of its business. Further, this is not a conveyance of all or substantially all of the assets of Taylor Bean & Whitaker Mortgage Corp.

*JW*  
*collections*

1000.00

# UNOFFICIAL COPY

IN WITNESS WHEREOF, the grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Signed, sealed and delivered in the presence of:

TAYLOR, BEAN & WHITAKER MORTGAGE CORP.

Bruny Hall  
Witness #1 Signature

Bruny Hall  
Witness #1 Printed Name

Vicki Adcock  
Witness #2 Signature

Vicki Adcock  
Witness #2 Printed Name

BY: [Signature]  
Joe Ellis, Director of REO Contract Negotiations

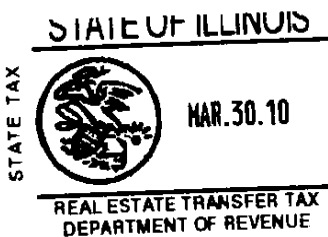
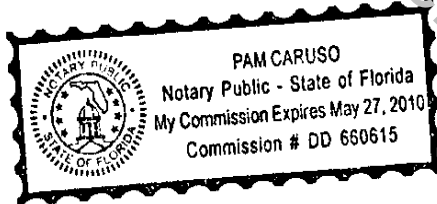
BY: [Signature]  
Clay Lehman, Director REO

STATE OF FLORIDA  
COUNTY OF MARION

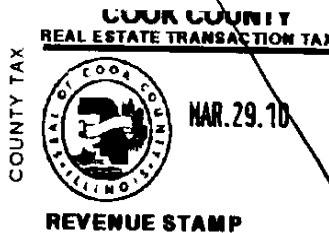
I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgements, personally appeared Joe Ellis and Clay Lehman, acting in their capacities as Director of REO Contract Negotiations and Director REO, who are personally known and acknowledged to me that they signed it voluntarily for its stated purpose.

WITNESS my hand and official seal in the County and State last aforesaid this 23rd day of February 2010

Pam Caruso  
Notary Public  
Printed Name: PAM CARUSO  
My Commission Expires: May 27, 2010



# 0000008519	REAL ESTATE TRANSFER TAX
	00100.00
	FP 102808



# 000006344	REAL ESTATE TRANSFER TAX
	00050.00
	FP 102802