

# UNOFFICIAL COPY

SPECIAL  
WARRANTY DEED  
Statutory (Illinois)  
(Corporation to Individual)



Doc#: 1009835043 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/08/2010 10:21 AM Pg: 1 of 3

184649 2/4

Above Space for Recorder's use only

AMERICAN HOME MORTGAGE SERVICING, INC. duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS AND WARRANTS to JAK, LLC

(Name and Address of Grantee)

the following described Real Estate situated in the County of COOK in the state of Illinois, to wit:

Parcel 1:

Unit 2R in the 6957 North Ashland Avenue Condominiums, as delineated on a Survey of the following described real estate: Lot 11 in Block 31 in Rogers Park, a Subdivision in the West 1/2 of the North West 1/4 of Section 32, Township 41 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois; which Survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document Number 0616510091, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Parcel 2:

The (exclusive) right to the use of P -- and S --, limited common elements, as delineated on the Survey attached to the Declaration aforesaid recorded as Document Number 0616510091.

This conveyance and the warranties contained herein are hereby expressly made subject to general real estate taxes not yet due and payable, special taxes and assessments, building lines, use or occupancy restrictions, conditions and covenants of record, zoning laws and ordinances, public and utility easements, public roads and highways, drainage ditches, feeders, laterals and drain tile, pipe or other conduit, party well rights and agreements.

AND THE SAID Grantor will only warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of those persons claiming by, through or under Grantor, but not otherwise.

Permanent Real Estate Index Number(s): 11-32-112-027-1006

Address(es) of Real Estate: 6957 NORTH ASHLAND BOULEVARD, UNIT 2R, CHICAGO, IL 60626

3  
EB

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STATE TAX  
 STATE OF ILLINOIS  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE  
 MAR. 30. 10  
 LEES000800 #  
 REAL ESTATE TRANSFER TAX  
 00178.50  
 FP 103027

COUNTY TAX  
 COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE  
 MAR. 30. 10  
 00000534 #  
 REAL ESTATE TRANSFER TAX  
 00080.25  
 FP 103028

CITY TAX  
 CITY OF CHICAGO  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE  
 MAR. 30. 10  
 826000928 #  
 REAL ESTATE TRANSFER TAX  
 01874.25  
 FP 102812

Property of Cook County Clerk's Office

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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 ASST SECY, this 29 day of JANUARY, 2010.

AMERICAN HOME MORTGAGE SERVICING, INC.

Impress  
Corporate Seal  
Here  
By *Ashley Haynes*  
AS Ashley Haynes,  
Assistant Secretary

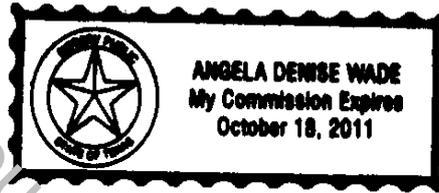
State of TEXAS )  
County of DALLAS )

On 1/29/10 before me, Angela Denise Wade, personally appeared  
Ashley Haynes as Angela Wade, for

AMERICAN HOME MORTGAGE SERVICING, INC. who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature *Angela Denise Wade* (Seal)  
My Commission Expires: 10-18-2011



This instrument was prepared by ANGELICA J. NORRIS, 55 EAST CRYSTAL LAKE AVE., CRYSTAL LAKE, ILLINOIS, 60014

SEND SUBSEQUENT TAX BILLS TO:  
Howard D. Weisman  
120 S. State #200  
Chicago, IL 60603

SEND RECORDED DEED TO:  
Howard D. Weisman  
120 S. State #200  
Chicago, IL 60603