

UNOFFICIAL COPY

1/09-07097

SPECIAL WARRANTY DEED

Statutory (Illinois)
(Corporation to Individual)



Doc#: 1016849058 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/17/2010 02:40 PM Pg: 1 of 3

MAIL TO:

James M. Arnold
Attorney at Law
9738 Southwest Hwy
Oak Lawn, IL 60453

NAME & ADDRESS OF TAXPAYER:

Angelina A. Gilardi
10028 S. Cicero Avenue
Oak Lawn, IL 60453

THE GRANTOR: U.S. Bank National Association, as Trustee for Credit Suisse First Boston 2004-AA1, a corporation created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois, party of the first part, for and in consideration of Ten (\$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, by these presents does Remise, Release, Alien and Convey to Angelina A. Gilardi, 9525 S. Kolmar, Oaklawn IL 60453, party of the second part, all interest in the following described Real Estate situated in the County of COOK, in the State of Illinois to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise 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 party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his/her heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his/her heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered 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, it WILL WARRANT AND DEFEND, subject to.

The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

Permanent Real Estate Index Number(s): 24-09-406-042-0000
Property Address: 10028 S. Cicero Avenue, Oak Lawn, IL 60453

In Witness Whereof, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to the presents by its X VPLD President, and attested by its X Assist Secretary, this X 20 day of X MASJ, 2010.

Name of Corporation: U.S. Bank National Association, as Trustee for Credit Suisse First Boston 2004-AA1 by: Wells Fargo Bank, N.A. as its Attorney-In-Fact

IMPRESS CORPORATE SEAL HERE

By X [Signature] (SEAL)
Desmond Cline-Smythe
VP Loan Documentation

ATTEST: X [Signature] Secretary
Bonita Shugarts, Assistant Secretary

NOTE PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

PREMIER TITLE

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STATE OF Maryland )  
County of Frederick )SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT X Desmond Curre-Smythe personally known to me to be the X Vice President of Wells Fargo Bank, N.A. as Attorney-In-Fact for U.S. Bank National Association, as Trustee for Credit Suisse First Boston 2004-AA1, and X Bonita Shugarts personally known to me to be the X Asst. Secretary 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 Vice President and Asst. Secretary, they signed and delivered the said instrument and caused the corporate seal 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 notarial seal, this X 20<sup>th</sup> day of May, 2010

X [Signature]  
Notary Public  
DONNA J. KENDALL  
NOTARY PUBLIC  
FREDERICK COUNTY  
MARYLAND  
MY COMMISSION EXPIRES NOVEMBER 7, 2012

My commission expires on X 11/7, 2012



COUNTY - ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH \_\_\_\_\_  
SECTION 4, REAL ESTATE TRANSFER ACT  
DATE: \_\_\_\_\_

NAME AND ADDRESS OF PREPARER:

Thomas J. Anselmo  
1807 W. Diehl Road, #333  
Naperville, IL 60563-1890

Buyer, Seller or Representative

Property Address: 10028 S. Cicero Avenue, Oak Lawn, IL 60453

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

RE593B

Village of Oak/Lawn Real Estate Transfer Tax \$10 00175  
Village of Oak Lawn Real Estate Transfer Tax \$200 00276  
Village of Oak Lawn Real Estate Transfer Tax \$20 00216

STATE OF ILLINOIS  
STATE TAX  
JUN. 17. 10  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000011349  
REAL ESTATE TRANSFER TAX  
0004550  
FP 103043

COUNTY TAX  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
JUN. 17. 10  
REVENUE STAMP

# 0000011223  
REAL ESTATE TRANSFER TAX  
0002275  
FP 103046

Indr (s)  
DEED

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## EXHIBIT 'A' Legal Description

File Number: 2008-07097-FA

LOT 1 IN BLOCK 3 TOGETHER WITH THE SOUTH 5 FEET OF PUBLIC WALKWAY NORTH AND ADJACENT SAID LOT IN OAK LAWN MANOR UNIT NO. 1, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 10028 S. Cicero Avenue, Oak Lawn, IL 60453

PERMANENT INDEX NUMBER 24-09-406-042-0000

Property of Cook County Clerk's Office