

10-02131

UNOFFICIAL COPY

SPECIAL WARRANTY

DEED

(Corporation to Individual)



This Indenture made this 11

day of June, 2010

Doc#: 1016849076 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/17/2010 02:49 PM Pg: 1 of 3

Wells Fargo Bank, N.A. Successor by Merger with Wachovia Mortgage, FSB F/K/A World Savings Bank A/K/A World Savings Bank, FSB

incorporated in the state of California and duly authorized to transact business in the State of Illinois, party of the first part, and

Yuri Dubinsky and Anna Petrov

party of the second part

Grantee's Address: 3808 Linneman Str. Glenview, IL 60025

WITNESSETH, that the said party of the first part, for an in consideration of the sum of Ten Dollars (\$10.00) in hand paid by the party of the second part, the receive whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the said party of the second part, and to their heirs and assigns, FOREVER, all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

PARCEL 1: UNIT NUMBER 1-102 IN THE REGENCY CONDOMINIUM NUMBER 2 AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF THE WEST 30 ACRES OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM FILED AS DOCUMENT NUMBER LR3193558, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION REGISTERED AS DOCUMENT NUMBER LR2112442, AS AMENDED FROM TIME TO TIME, AND AS CREATED BY DEED REGISTERED AS DOCUMENT LR3220375, FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

subject to: taxes not yet due and payable, general restrictions as they appear or record.

Permanent Real Estate Index Number: 04-32-402-064-1002

Property Address: 10353 Dearlove, Unit 1B, Glenview, Illinois 60025

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in any wise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said 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 said party of the second part, their heirs and assigns forever.

And the said party of the first part, for itself and its successor, does covenant, promise and agree, to and with said party of the second part, their 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 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, it WILL WARRANT AND FOREVER DEFEND.

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The 11<sup>th</sup> day of June, 2010.

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its \_\_\_\_\_, the day and year first above written.

Wells Fargo Bank, N.A., Successor by Merger with Wachovia Mortgage, FSB f/k/a World Savings Bank a/k/a World Savings Bank, FSB

By: Dina Brasil, Asset Recovery Manager, REO

By: Marci Crasper, REO Sr. Sales Representative

### Acknowledgment

State of California  
County of ALAMEDA

On JUNE 7, 2010 before me,  
NORMA RENEE GRADY, NOTARY PUBLIC  
(Insert name and title of the officer)

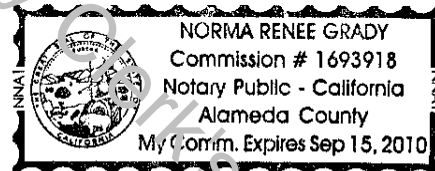
personally appears DINA BRASIL, MARCI CRASPER, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their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

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Norma Renee Grady

(Seal)



**This Instrument Was Prepared By:**  
  
Marci Crasper  
Wells Fargo Bank, N.A.  
794 Davis Street  
San Leandro, CA 94577

MAIL TO: Yuri Dubinsky 3868 LINNEMAN, GLENVIEW IL 60025  
SEND TAX BILLS TO: Yuri Dubinsky  
3868 LINNEMAN  
GLENVIEW, IL  
60025

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

STATE OF ILLINOIS

STATE TAX



JUN. 17. 10

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

REAL ESTATE  
TRANSFER TAX

# 0000011351

0006200

FP 103043

COOK COUNTY  
REAL ESTATE TRANSACTION TAX

COUNTY TAX



JUN. 17. 10

REVENUE STAMP

REAL ESTATE  
TRANSFER TAX

# 0000011235

0003100

FP 103046