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Doc#: 1017435038 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/23/2010 10:25 AM Pg: 1 of 3

4962

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that CITIMORTGAGE, INC., duly authorized to transact business in the State of Illinois, GRANTOR, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, receipt whereof is hereby acknowledged does hereby GRANT, CONVEY and SELL to LETRECO, LLC, address: 111 West Jackson, Chicago, Illinois, GRANTEE(S), all of the following described premises situated in Cook County, Illinois, to-wit:

Unit 2B in the 1712 N. Washtenaw Condominium as delineated on a survey of the following real estate:

1st MORTGAGE ORDER # 1993117 3/3

Sub-Lot 20 in John M. Way's Subdivision of Lots 1, 2, 3, 4 and 5 in Block 6 of Borden Subdivision of the West 1/2 of the Southeast 1/4 of Section 36, Township 40 North, Range 13, 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 0602419028, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

(Limited common elements, as delineated on the survey attached to the declaration aforesaid recorded as document number 0602419028.)

Property Address: 1712 North Washtenaw Avenue, Unit 2B, Chicago, IL 60647
Tax Identification No. 13-36-418-048-1003

To Have and To Hold the said premises unto the said GRANTEE(S), subject only to:

- (a) general real estate taxes for the 2nd installment 2009 and subsequent years; and
- (b) provisions, conditions, covenants, restrictions, assessments, easements as created by the Declaration of Condominium recorded January 24, 2006 as Document Number 0602419028, and any amendments thereto; provisions, conditions and limitations as created by the Condominium Property Act.


And said grantor, hereby expressly waives and releases any and all right or benefit

W
RB

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CITY TAX

CITY OF CHICAGO



JUN.-8.10

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE


0000010121

REAL ESTATE TRANSFER TAX
00315.00
FP 102812

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



JUN.-8.10


REVENUE STAMP

0800007017

REAL ESTATE TRANSFER TAX
00015.00
FP 103028

STATE TAX

STATE OF ILLINOIS



JUN.-8.10


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0800007009

REAL ESTATE TRANSFER TAX
00030.00
FP 103027

STATE TAX

STATE OF ILLINOIS



JUN. 15. 10


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0080007230

REAL ESTATE TRANSFER TAX
00004.00
FP 103027

CITY TAX

CITY OF CHICAGO



JUN. 15. 10

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE


0008810247

REAL ESTATE TRANSFER TAX
00042.00
FP 102812

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



JUN. 15. 10

REVENUE STAMP

0000007238

REAL ESTATE TRANSFER TAX
00002.00
FP 103028

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under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

And the said GRANTOR, for itself and its successors, does warrant to the said GRANTEE(S), only that:

1. GRANTOR has not done or suffered to be done anything whereby the said premises hereby granted are, or may be in any manner, encumbered; and
2. GRANTOR will forever defend the said premises against all persons lawfully claiming through GRANTOR, but not otherwise.

IN WITNESS WHEREOF, the said CITIMORTGAGE, INC, has caused these presents to be signed on its behalf, this 26 day of April, 2010.

CITIMORTGAGE, INC., by FIRST AMERICAN ASSET CLOSING SERVICES, its attorney in fact
 Authorized Signer of National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services ("FAACS"), as Attorney in fact and/or agent

[Handwritten Signature]

STATE OF CALIFORNIA

COUNTY OF RIVERSIDE

[Handwritten Signature]
[Handwritten Signature]

THIS INSTRUMENT WAS PREPARED BY:

Charlotte Elliott
 Hauselman, Rappin & Olswang, Ltd.
 39 South LaSalle Street
 Chicago, Illinois 60603

I, Nicole Yanique Dairymple-Hall, a Notary Public in and for said County, in the State of California, DO HEREBY CERTIFY that Charlotte Elliott, personally known to me to be the authorized signer of National Default REO Services, A Delaware Limited Liability Company, d/b/a First American Asset Closing Services ("FAACS"), as Attorney-in-Fact and/or agent of CitiMortgage Inc., a corporation organized and operating under the laws of the State of California, on behalf of said corporation, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such officer, (s)he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation as his/her 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 official seal this 26 day of April, 2010.

[Handwritten Signature]

 Notary Public

MAIL TO:
 SEND TAX BILLS TO:
 LE+ROCOLLC
 111 W JACKSON suite 1158
 Chgo IL 60604

