

# UNOFFICIAL COPY

FIRST AMERICAN

File # 2048078



Doc#: 1018240046 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/01/2010 11:05 AM Pg: 1 of 3

**SPECIAL WARRANTY DEED**  
Corporation to Individual

**THIS INDENTURE**, made this 6th day of May, 2010 between Washington Mutual Bank f/k/a Washington Mutual Bank, FA, a corporation created and existing under and by virtue of the laws of the State of Wisconsin and duly authorized to transact business in the State of Illinois, party of the first part, and Community Initiatives Inc, party of the second part.

WITNESSETH, that the said party of the first part for and in consideration of the sum of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid by the party of the second part, the receipt 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 3A IN THE SPAULDING LUXURY CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:  
LOT 15 AND THE NORTH 1/2 OF LOT 16 IN BLOCK 1 IN COLLINS AND GAUNTLETT'S NORTHWESTERN SUBDIVISION OF THE EAST 1/2 OF BLOCKS 22 AND 27 IN JACKSON'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 12 AND THE SOUTHWEST 1/4 OF SECTION 12 AND THE SOUTHWEST 1/4 OF SECTION 11, 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 NOVEMBER 17, 2006 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, AS DOCUMENT NUMBER 0632115000; AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:**

Permanent Real Estate Index Number(s): 13-11-421-031-1005  
Address(es) of Real Estate: 4914 North Spaulding Avenue Unit 3A, Chicago, IL 60625

Together with all the singular and 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 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 successors, 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 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 FOREVER DEFEND**.

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P 3  
S N  
SC Y  
INT AR

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Property of Cook County Clerk's Office

STATE OF ILLINOIS  
 JUN. 25. 10  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE

963E37007407  
 # 0000000000

REAL ESTATE TRANSFER TAX
00017.00
FP 103027

COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 JUN. 25. 10  
 COUNTY TAX  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE

963E37007407  
 # 0000000000

REAL ESTATE TRANSFER TAX
00008.50
FP 103028

CITY OF CHICAGO  
 JUN. 25. 10  
 CITY TAX  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

92E0100000  
 # 000010326

REAL ESTATE TRANSFER TAX
00178.50
FP 102812

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In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its AVP, and attested by its AVP, the day and year first above written.

Washington Mutual Bank f/k/a Washington Mutual Bank, FA

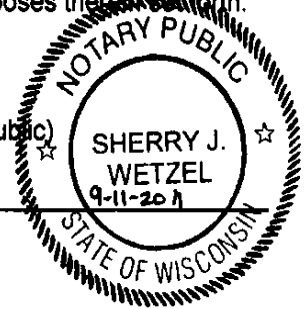
BY: [Signature] [Signature] ATTEST: [Signature]  
Michael Panaro  
AVP  
Kyle Holby  
AVP

STATE OF Wisconsin, COUNTY OF Milwaukee

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Michael Panaro personally known to me to be the AVP of the Washington Mutual Bank f/k/a Washington Mutual Bank, FA and personally known to me to be the [Signature], of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such [Signature] and [Signature] they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors 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 official seal, this 26 day of May, 2010.

[Signature] (Notary Public)



Prepared by: Fisher and Shapiro, LLC  
200 N. LaSalle, Suite 2840  
Chicago, IL 60601

**Mail To:**

Community Initiatives Inc  
222 S. Riverside Plaza, Suite 2200  
Chicago, IL 60606

**Name & Address of Taxpayer:**

Community Initiatives Inc  
222 S. Riverside Plaza, Suite 2200  
Chicago, IL 60606

Property of Cook County Clerk's Office