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This Document Prepared By And When Recorded Return To:

Richard C. Jones, Jr., Esq.
Tina M. Jacobs, Esq.
JONES & JACOBS
77 West Washington Street
Suite 2100
Chicago, Illinois 60602
(312) 419-0700

Doc#: 1019329136 Fee: \$44.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deeds Date: 07/12/2010 04:54 PM Pg: 1 of 5

Name and Address of Taxpayer:

INTEGRA BANK, NATIONAL ASSOCIATION
7661 South Heatern Avenue
Bridgeview, Illings 60455

For Recorder's Use Only

WARRAY Y DEED IN LIEU OF FORECLOSURE

For and in consideration of Terrand No/100 Dollars (\$10.00), and for other good and reliable consideration, CLARKE CONSTRUCTION, LLC ("Grantor"), whose address is 1937 West Fulton Street, Chicago, Illinois 60612, for the good and valuable consideration hereinafter set forth, the receipt of which is hereby acknowledged, DOES HEREBY CONVEY AND WARRANT to IBNK LEASING CORP., an Indiana Corporation ("Granter"), whose address is 7661 South Harlem Avenue, Bridgeview, Illinois 60455, all right, title and interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOTS 41, 42 AND 43 IN WOODLAWN TERRACE, BEING A SUBDIVISION OF THE SOUTH 325 FEET OF THE NORTH 1815 FEET OF THAT PART UTING EAST OF THE ILLINOIS CENTRAL RAILROAD OF THE NORTHEAST 4 OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address:

1445-49 East 65th Place

Chicago, Illinois 60637

Permanent Index Nos.:

20-23-220-037 20-23-220-038

20-23-220-039

20-23-220-040

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It is further warranted and covenanted by Grantor in executing this Warranty Deed In Lieu of Foreclosure (hereinafter referred to as the "Deed"), and agreed by Grantee in accepting it, as follows:

- 1. This Deed, given for valuable consideration, is executed voluntarily and not as a result of duress, fraud, undue influence, or threats of any kind, and is bona fide and not given to hinder, delay or defraud the rights of creditors or contravene the bankruptcy laws of the United States or any caner applicable laws.
- 2. This Teed is not given as security for the payment or repayment of money or indebtedness or as security of any kind or nature, and there is no agreement, arrangement, or understanding, oral or written, between Grantor and Grantee herein, or any other person whomsoever, relative to a reconveyance of the above-described Property to said Grantor, or to a sale or conveyance to anyone else for the benefit of Grantor, or to any division of any proceeds realized from said Property by sale or otherwise.
- 3. This Deed is not delivered and accepted in satisfaction of the existing Mortgage covering the Property, and said Mortgage shall not be affected by the execution, delivery and recording of this Deed, but shall continue to be a lien and encumbrance upon the Property until released by the mortgagee.
- 4. The actual possession of the Property herein conveyed has been surrendered and delivered to Grantee. Grantor intends by this Deed to vest absolute and unconditional rivite to said Property in Grantee and forever to estop and bar Grantor and Grantor's successors and assigns, or any person or persons claiming by, through or under Grantor, from having or claiming any right, title; or interest of any nature whatsoever, either in law or in equity, or in possession or in expectancy, in and to said Property or any part thereof. In reliance upon this Deed and all of Grantor's representations and warranties made herein, Grantee shall be entitled to exercise and enjoy all of the

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rights, responsibilities, powers, and privileges of fee ownership of the subject Property (including, without limitation, maintaining and improving the subject Property as Grantee deems appropriate, and otherwise acting w.

ership thereof by Grantee).

Detendent

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Detendent

Detendent

Michael G. C.

Manager selling or leasing the subject Property at such time and on such terms as Grantee deems appropriate and retaining all proceeds or rents thereof, paying taxes and assessments levied against the subject Property, and otherwise acting with respect to the subject Property consistent with quiet enjoyment and ownership thereof by Grantee).

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STATE OF ILLINOIS)	
)	SS
COUNTY OF COOK)	

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that MICHAEL G. CLARKE, known to me to be the Manager of CLARKE CONSTRUCTION, LLC, an Illinois limited liability company, and the same person whose name is subscribed to the foregoing instrument as such Manager, appeared before me this day in person, and acknowledged to me that he signed and delivered the foregoing instrument as his own free and voluntary act, and as the free and voluntary act of said Company, for the uses and purposes set forth the rein.

GIVEN under my hand and Notarial seal this 30+4 day of December, 2009.

My Commission Expires:

August 3, 2010

OFFICIAL SEAL
CONSTANCE M. KEARNEY
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 8-3-2010

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the <u>deed</u> or assignment of beneficial interest in a land trust is either <u>a natural person</u>, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: _	July 12	, 2010	Signature:	Jost Pu	ta
Subscrib	ed 21a sworn to bef	ore me by the	_	Grunter or Ag	ent
said 🙏	6075	-		J	
this 77	day of Sulu	,20(0.	ACC		
Jal	ete l	hubert	? Notary	Official Sed Valerie J. Schuben Public, State of Illinois mission Expires 09/14/13	
	Votary Public	Ox			
	1				
The gran	tee or his agent affi	irms and verifies t	hat the name of	the grantee show	n on the deed or
assignme	ent of beneficial inte	erest in a land trus	t is either a natu	ral person an Illi	nois corneration
or foreign	n corporation author	rized to do busines	s or acquire and	hold title to real	actote in Illinois
a partner	ship authorized to d	o business or acqu	ure and hold title	e to real estato in	Illinois on other
entity rec	cognized as a person	and authorized to	do nacinece or o	c to icai estate iii	illinois, or other
under the	laws of the State of	f Illinois	de business of a	equire and noid (me to real estate
Dated:	July 12	, 2010	Signature:	Jos Pur	
	9			- Grantee or Age	ent
Subscribe	ed and sworn to before	ore me by the			
	GOST	-		T	
this <u>√</u> 2	- day of July	2010.	f*************************************	Official Seel	3
	A	TI (TI)		Valerie 9. Schabert	
10/	Gerte X	madert	Relarq Mu Come	Public, State of Illinots rission Expires 09/14/13	OS-
		¥	Constitution	***************************************	1/0_
	Notary Public	,			C O
NOTE:	Any person who	knowingly submi	ts a false statem	ant concoming t	ha taluata - e
	grantee shall be gr	uilty of a Class C r	nisdemeanor for	the first offense	ne identity of a
	misdemeanor for s	Subsequent offense	ritademeanor IOI	me mst onense a	uid of a Class A
	101	accoquent offense			
(Attach to	deed or ARI to be	recorded in Cook	County Illinois	:C	

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

	Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub-paragraph L and Cook County Ord. 93-0-27 paragraph M	
Date _	Offizho Signature Jan Preto	
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