

# UNOFFICIAL COPY

**PREPARED BY:**

Codilis & Associates, P.C.  
15W030 N. Frontage Rd.  
Burr Ridge, IL 60527

**MAIL TAX BILL TO:**

Guadalupe Rojas and Cain Alvarado  
5234 S. Moody Avenue,  
Chicago, IL 60638

**MAIL RECORDED DEED TO:**

Marcos D. Reyes  
~~Law Office of the Cook County Public Defender~~ 4111 S. Sacramento  
~~69 W. Washington~~  
Chicago, IL 60608 ~~37~~



Doc#: 1019640019 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/15/2010 09:38 AM Pg: 1 of 2

## SPECIAL WARRANTY DEED

THE GRANTOR, RBS Citizens, N.A. f/k/a Citizens Bank, N.A. Successor by Merger to Charter One Bank, N.A. f/k/a Charter One Bank, F.S.B. Successor by Merger to Liberty Federal Bank Successor by Merger to Southwest Federal Savings and Loan Association of Chicago, , , a corporation organized and existing under the laws of the State of California, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS Guadalupe Rojas and Cain Alvarado, 6418 S Lorel Chicago, IL 60638- , all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 14 IN BLOCK 11 IN BARTLETT'S HIGHLANDS, BEING A SUBDIVISION OF THE SOUTHWEST 1/4 (EXCEPT THE EAST 1/2 OF THE EAST 1/2 THEREOF) OF SECTION 8 TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

19-08-312-035  
5234 S. Moody Avenue, Chicago, IL 60638

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building, building use and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

Dated this 23 Day of April 20 10

RBS Citizens, N.A. f/k/a Citizens Bank, N.A. Successor by Merger to Charter One Bank, N.A. f/k/a Charter One Bank, F.S.B. Successor by Merger to Liberty Federal Bank Successor by Merger to Southwest Federal Savings and Loan Association of Chicago

By: [Signature]

FIRST AMERICAN  
File # 2002615

S Y  
P 1  
S N  
SC Y  
INT Y

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Special Warranty Deed - Continued

STATE OF Rhode Island,  
COUNTY OF Providence ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that RBS Citizens, N.A. f/k/a Citizens Bank, N.A. Successor by Merger to Charter One Bank, N.A. f/k/a Charter One Bank, F.S.B. Successor by Merger to Liberty Federal Bank Successor by Merger to Southwest Federal Savings and Loan Association of Chicago, by Michael J. Emerling personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 23 Day of April 20 10

Michelle R. Mackinnon  
Notary Public

My commission expires: 12/18/10

Exempt under the provisions of \_\_\_\_\_  
Section 4, of the Real Estate Transfer Act, \_\_\_\_\_ Date \_\_\_\_\_  
Agent: \_\_\_\_\_

CITY TAX  
CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE  
JUL.-9.10

# 0000010474

REAL ESTATE TRANSFER TAX
00525.00
FP 102812

COUNTY TAX  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
REVENUE STAMP  
JUL.-9.10

# 0000007756

REAL ESTATE TRANSFER TAX
00025.00
FP 103028

STATE TAX  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE  
JUL.-9.10

# 0000007748

REAL ESTATE TRANSFER TAX
00050.00
FP 103027