

UNOFFICIAL COPY

MAIL RECORDED DEED TO:

Robert Sheridan & Partners, LLC
814 Park Avenue
River Forest, IL 60305



Doc#: 1020211135 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/21/2010 01:32 PM Pg: 1 of 3

MAIL TAX BILL TO:

Robert Sheridan & Partners, LLC
814 Park Avenue
River Forest, IL 60305

PREPARED BY:

David T. Cohen & Associates, LTD
10729 W. 159th Street
Orland Park, IL 60467
(708) 460-7711

080700001623

SPECIAL WARRANTY DEED
(Corporation to Corporation)

THE GRANTOR, TCF NATIONAL BANK, a federal banking institution created and existing under and by virtue of the laws of the United States of America, and duly authorized to transact business in the State of Illinois, having its principal office at the following address: 800 Burr Ridge Parkway, Burr Ridge, IL 60527, for and in consideration of the sum of TEN AND NO/100THS (\$10.00) DOLLARS, in hand paid and pursuant to the authority given by the Board of Directors of said corporation **CONVEYS AND WARRANTS** to **ROBERT SHERIDAN & PARTNERS, LLC**, a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, having its principal office located at 814 Park Avenue, River Forest, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION:

LOT 21 (EXCEPT THE NORTH 6 FEET THEREOF) AND LOT 22 (EXCEPT THE SOUTH 18 FEET THEREOF) IN DEWEY'S BEVERLY HILLS, BEING A SUBDIVISION OF BLOCKS 1 AND 2 IN THE SOUTH 1/2 OF THAT PART EAST OF THE COLUMBUS, CHICAGO AND INDIANA CENTRAL RAILROAD, IN SECTION 6, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 25-06-217-013-0000

Property Address: 8947 Marshfield Avenue, Chicago, Illinois 60620

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 line 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.

S Y
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ATGF, INC.

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ATTORNEYS' TITLE GUARANTY FUND, INC.

LEGAL DESCRIPTION

Legal Description:

LOT 21 (EXCEPT THE NORTH 6 FEET THEREOF) AND LOT 22 (EXCEPT THE SOUTH 18 FEET THEREOF) IN DEWEY'S BEVERLY HILLS, BEING A SUBDIVISION OF BLOCKS 1 AND 2, OF BLOCKS 1 TO 6, INCLUSIVE, IN THE SOUTH 1/2 OF THAT PART EAST OF THE COLUMBUS, CHICAGO AND INDIANA CENTRAL RAILROAD, IN SECTION 6, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 2, 1980 AS DOCUMENT NO. 1279112 IN PLAT BOOK 43, PAGE 17, IN COOK COUNTY, ILLINOIS

Permanent Index Number:

Property ID: 25-06-217-013-0000

Property Address:

8947 S. Marshfield Avenue
Chicago, IL 60620

Property of Cook County Clerk's Office