

UNOFFICIAL COPY



Doc#: 1020312229 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/22/2010 04:02 PM Pg: 1 of 3

zh

FIRST AMERICAN
File # 2051249

4941

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that CITIBANK, N.A., 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 MPS COMMUNITY I, LLC, an Illinois limited liability company, address: 120 S. LaSalle St., Ste. 1850, Chicago, Illinois, GRANTEE, all of the following described premises situated in Cook County, Illinois, to-wit:

LOTS 40 AND 41 IN BLOCK 20 IN WEST PULLMAN, A SUBDIVISION IN THE NORTHWEST $\frac{1}{4}$ AND THE WEST $\frac{1}{2}$ OF THE NORTHEAST $\frac{1}{4}$ OF SECTION 28, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 12013-15 S. EGGLESTON, CHICAGO, IL 60628
Permanent Index No: 25-28-115-004-0000

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

- (a) general real estate taxes for the 2009 2nd installment and subsequent years.

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


S Y
P 3
S
SCY
INT C

3


UNOFFICIAL COPY

STATE TAX
STATE OF ILLINOIS

 JUL. 19. 10
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

0000007980
 REAL ESTATE TRANSFER TAX
 00020.00
 FP 103027

COUNTY TAX
COOK COUNTY
 REAL ESTATE TRANSACTION TAX

 JUL. 19. 10
 REVENUE STAMP

0000007988
 REAL ESTATE TRANSFER TAX
 00010.00
 FP 103028

CITY TAX
CITY OF CHICAGO

 JUL. 19. 10
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

0000010624
 REAL ESTATE TRANSFER TAX
 00210.00
 FP 102812

Property of Cook County Clerk's Office

UNOFFICIAL COPY

IN WITNESS WHEREOF, the said CITIBANK, N.A., has caused these presents to be signed by its Vice President on its behalf, this 30th day of June, 2010.

CITIBANK, N.A.

By: *Amy Ignatoski*
Vice President

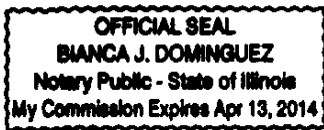
THIS INSTRUMENT WAS PREPARED BY:
Hauselman, Rapkin & Olswang, Ltd.
39 South LaSalle Street
Chicago, Illinois 60603

STATE OF ILLINOIS

COUNTY OF COOK

I, BIANCA J. DOMINGUEZ Notary Public in and for said County, in the State aforementioned, DO HEREBY CERTIFY that AMY IGNATOSKI, personally known to me to be the Vice President of CITIBANK, N.A., of said Corporation, and 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 severally acknowledged that as such Vice President, (s)he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation as her/his 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 30th day of June, 2010.



Bianca J. Dominguez
Notary Public

*Mail to & Mail Tax Bill to:
MPS Community I, LLC
120 S. LaSalle, Ste 1850
Chicago IL 60603*