

UNOFFICIAL COPY



Doc#: 1026347029 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/20/2010 10:07 AM Pg: 1 of 2



Chicago Title Insurance Company

**SPECIAL WARRANTY DEED**  
(Corporation to Corporation)

44101901

1/2

GT (9-16)

**THIS INDENTURE**, made this 9 day of September, 2010 between SA Challenger, Inc., a corporation created and existing under and by virtue of the laws of the State of Minnesota and duly authorized to transact business in the State of Illinois, party of the first part, and MPS Community I LLC, an Illinois limited liability company.

(GRANTEE'S ADDRESS) 120 S. LaSalle Street, <sup>Suite 1850</sup> Chicago, Illinois 60603

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:

Lots 11, 12 and 13 in Traise and Sons Subdivision of Lot 146 of School Trustees' Subdivision of the North part of Section 16, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois

THIS IS NOT HOMESTEAD PROPERTY

**SUBJECT TO:** covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, real estate taxes for 2009, 2nd and subsequent years

Permanent Real Estate Index Number(s):

16-16-114-013-0000

Address(es) of Real Estate: 347 South Central Avenue, Chicago, Illinois 60644

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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In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its Vice President, and attested by its Vice President, the day and year first above written.

SA Challenger, Inc.

By *Thomas Chan*  
THOMAS CHAN  
Vice President

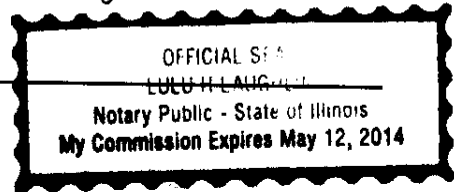
Attest *Dan Lawlor*  
Dan Lawlor  
Vice President

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Thomas Chan personally known to me to be the Vice President of SA Challenger, Inc. and Daniel Lawlor personally known to me to be the Vice President, of said corporation, and personally known to me to be the same persons whose names are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such they signed and delivered the said instrument 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 9 day of September, 2010

Lulu H. Laughlin (Notary Public)



Prepared By: Kristi Allen Osga  
535 North Taylor Avenue  
Oak Park, Illinois 60302

Mail To  
Name & Address of Taxpayer:  
MPS Community I, LLC  
120 S. LaSalle Street, Suite 1850  
Chicago, Illinois 60603

