

# UNOFFICIAL COPY



10287120230

## SPECIAL WARRANTY DEED

Doc#: 1028712023 Fee: \$62.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 10/14/2010 08:42 AM Pg: 1 of 3

THIS INDENTURE, made this 17th day of SEPTEMBER, 2010, between, US Bank, National Association, duly authorized to transact business in the State of Illinois, and

Goodman Chicago Condos, LLC  
5339 West Belmont, Chicago, IL 60641

the GRANTEE.

WITNESSETH, that the said GRANTOR, for and in consideration of TEN & 00/100 DOLLARS (\$10.00) and other valuable consideration in hand paid by the GRANTEE, 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 GRANTEE, and to his/her 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:

PLEASE SEE A LEGAL DESCRIPTION ATTACHED HERETO

*SUBJECT TO:* (a) covenants, conditions, and restrictions of record; (b) public and utility easements; (c) acts done by or suffered through Buyer; (d) all special governmental taxes or assessments confirmed and unconfirmed; (e) condominium declaration and bylaws; (f) general real estate taxes not yet due and payable at the time of closing.

- Permanent Real Estate Index Number(s): 10-36-407-037-1003
- Address of Real Estate: 2417 West Pratt, Unit 3L, Chicago, IL

Together with all and singular the 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 GRANTOR, either in law or equity, of, in and to the above described, with the appurtenances, unto the said GRANTEE, her/his heirs and assigns forever.

And the said GRANTOR, for itself and its successors, does covenant, promise and agree to and with said GRANTEE, his/her 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. Subject as aforesaid, GRANTOR does hereby bind itself and its successors and assigns to warrant and forever defend all and singular the said premises unto the said GRANTEE, his heirs or successors and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, by, through, or under GRANTOR, but not otherwise.

# P.N.T.N.

S ✓  
P 3  
S N  
SC ✓  
INT ✓

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In Witness Whereof, said GRANTOR has caused its name to be signed to these presents by TONI KVAMME and attested to by JENNIFER PIGRUS the designated corporate officers of US Bank, National Association.

US Bank, National Association

By Toni Kvamme

Attest Jennifer Pigrus

STATE OF MINNESOTA  
COUNTY OF DAKOTA

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that TONI KVAMME, personally known to me to be the MTG. BANKING OFFICER and JENNIFER PIGRUS personally known to me to be the MTG. BANKING OFFICER of US Bank, National Association, and personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument appeared before me this day in person, and acknowledged that as such and they signed and delivered the said instrument 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 17TH day of SEPTEMBER 2010.



Kathryn L. Swenson (NOTARY PUBLIC)


This instrument was prepared by: Jeffrey T. Cernek  
1701 East Lake Avenue, # 460  
Glenview, IL 60025

MAIL TO: Goodman Chicago Lendos, LLC  
5339 W Belmont Ave  
Chicago IL 60641


SEND TAX BILLS TO: Goodman Chicago Lendos LLC  
5339 W Belmont Avenue  
Chicago IL 60641

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UNIT NUMBER 2417-3 IN THE PRATT-ARTESIAN CONDOMINIUMS, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL):THE NORTH 14 FEET OF LOT 43 AND ALL OF LOTS 44, 45, 46, 47, AND 48 IN BLOCK 1 IN HEWITT'S ROGERS PARK ADDITION IN THE NORTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM MADE BY DEVON BANK, AN ILLINOIS CORPORATION, NOT PERSONALLY, BUT AS TRUSTEE UNDER THE PROVISIONS OF A TRUST AGREEMENT DATED DECEMBER 23, 1980 AS TRUST NUMBER 4231, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS AS DOCUMENT NUMBER 26101350, AS AMENDED BY AN INSTRUMENT RECORDED JANUARY 3, 1963 AS DOCUMENT NUMBER 26454785 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), ALL IN COOK COUNTY, ILLINOIS.

**CITY OF CHICAGO**  
  
 OCT.-8.10  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

# 0000019090  
**REAL ESTATE TRANSFER TAX**  
 0036225  
 FP 103026

**STATE OF ILLINOIS**  
  
 OCT.-8.10  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE

# 0000000398  
**REAL ESTATE TRANSFER TAX**  
 0003450  
 FP 103021

**COOK COUNTY**  
 REAL ESTATE TRANSACTION TAX  
  
 OCT.-8.10  
 REVENUE STAMP

# 0000043217  
**REAL ESTATE TRANSFER TAX**  
 0001725  
 FP 103025

Cook County Clerk's Office