



SPECIAL WARRANTY DEED

(Corporation to Individual)

Doc#: 1030955055 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/05/2010 03:22 PM Pg: 1 of 3

This Indenture made this day of 28
October, 2010 between

Oakmont Associates, Inc.,

a National Association under the laws of the United States, and duly authorized to transact business in the State of Illinois, party of the first part, and

A.
Daniel Flores,
party of the second part

(GRANTEE'S ADDRESS): 2743 S. Kedvale Ave
Chicago IL 60623

WITNESSETH, that the said party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) 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:

See Attached

Subject To: taxes not yet due and payable, general restrictions as they appear of record

Permanent Real Estate Index Number: 16-27-420-041-0000

Address of Real Estate: 2846 S. Kedvale, Chicago, IL 60623

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the 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 encumbered 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.

City of Chicago
Dept. of Revenue
606631



Real Estate
Transfer
Stamp
\$997.50

11/3/2010 10:03
dr00198

Batch 2,018,250

PREMIER TITLE

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

The Aug. 13, 2010

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

Kirk D. Warner

Kirk D. Warner, V.P.
Oakmont Associates, Inc.

I, undersigned a Notary Public in and for said County, in the State aforesaid, DO HEREBY ACKNOWLEDGE, that Kirk D. Warner personally appeared before me and acknowledged himself/herself as the Vice President of Oakmont Associates, Inc and is the same person whose name is subscribed as the foregoing instrument. appeared before me this day in person and severally acknowledged that as such they signed and delivered the said instrument as pursuant to authority given by the Board of Directors of said corporation, as his/her 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 seal this 13 day of August, 2010

My commission expires:

LORALYN SISLER
NOTARY PUBLIC
BALTIMORE CO., MD

My Commission Expires May 11, 2013

Signature:

Loralyn Sisler

IMPRESS SEAL HERE


Prepared By: Joseph J. Klein, 2550 Golf Road - Suite 250, Rolling Meadows, Illinois 60008

Mail To: Daniel A. Flores, 2846 S. Kedzie, Chicago IL 60623

Send Tax Bills To: Daniel A. Flores, 2846 S. Kedzie, Chicago IL 60623

PREPARED BY
1245 W. WASHINGTON
ARLINGTON HEIGHTS, ILL. 60015
(847) 255-1234

STATE OF ILLINOIS



STATE TAX NOV.-6.10

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE


0000012958

REAL ESTATE TRANSFER TAX

00095.00

FP 103043

COOK COUNTY



COUNTY TAX NOV.-5.10

REAL ESTATE TRANSACTION TAX

REVENUE STAMP

0000012831

REAL ESTATE TRANSFER TAX

00047.50

FP 103046

UNOFFICIAL COPY

EXHIBIT "A"

File No.: 2010-04382-PT

Commitment No.: 2010-04382-PT

PROPERTY DESCRIPTION

The land referred to in this commitment is described as follows:

LOT 20 IN BLOCK 12 IN MCMILLAN AND WETMORE'S THIRD ADDITION TO CHICAGO, A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office