

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED

THIS INDENTURE, made this 07th day of November, 2010, between DIAMOND BANK, FSB, of the Village of Schaumburg, Cook County, Illinois, party of the first part, and RAFAL STOPA, a married man, of the Village of Harwood Heights, Cook County, Illinois, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to its successors and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

**LOT 15 IN SUB-BLOCK 3 IN THE CANAL TRUSTEES' SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;  
ALSO DESCRIBED AS: LOT 15 IN J.W. COCHRAN'S SUBDIVISION OF BLOCK 5 OF CANAL TRUSTEES' SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the 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 party of the second part, its successors and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, its successors and assigns, that it has not done or suffered to be done and is not aware of, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that it WILL WARRANT AND DEFEND the said premises (or any portion thereof), against all persons lawfully claiming, or to claim the same, by, through or under it, subject to: General real estate taxes not due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines and easements, if any, so long as they do not unreasonably interfere with the current use and enjoyment of the property.

Permanent Real Estate Index Number: 17-07-107-011-0000

Address of real estate: 2034 W. Superior, Chicago, Illinois 60612

IN WITNESS WHEREOF, said party of the first part has executed this Special Warranty Deed as of the day and year first above written.

DIAMOND BANK, FSB

By: Melanie Weirich

Name: Melanie Weirich

Its: Vice President Credit Risk

City of Chicago  
Dept. of Revenue  
606986



11/16/2010 9:45  
dr00766

Real Estate  
Transfer  
Stamp  
\$1,385.00

Batch 2,070,650



Doc#: 1032826060 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/24/2010 08:45 AM Pg: 1 of 2

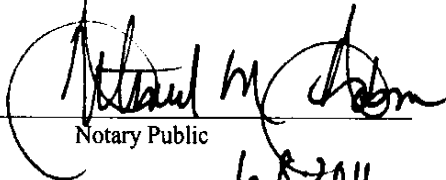
S Y  
P 2  
S N  
SC Y  
INT RB

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STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

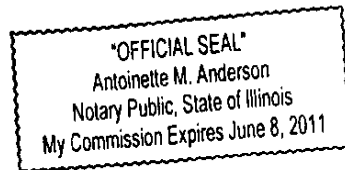
I, Antoinette M Anderson, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Melanie Weirich, personally known to me to be the Vice President Credit Risk of Diamond Bank, FSB, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Vice President Credit Risk, she signed and delivered the said instrument, pursuant to the authority given by the Board of Directors of Diamond Bank, FSB, as her free and voluntary act, and as the free and voluntary act of said Diamond Bank, FSB, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 8th day of November, 2010.

  
Notary Public  
Commission expires: 6.8.2011

**PREPARED BY:**

Gerard P. Walsh, Jr.  
Crowley & Lamb, P.C.  
350 N. LaSalle Street  
Suite 900  
Chicago, Illinois 60654



**MAIL TO:**

Thomas J. Tartaglia  
Maggio & Tartaglia  
7819 W. Lawrence  
Norridge, Illinois 60706-3211

**SEND SUBSEQUENT TAX BILLS TO:**

Rafal Stopa  
~~2034 W. Superior~~  
Chicago, Illinois 60612

4418 N. Wadsworth  
Harwood Heights IL  
60706

