

UNOFFICIAL COPY



Doc#: 1033312104 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/29/2010 01:03 PM Pg: 1 of 2

PA29476 DZ AEM 1/72

Property of Cook County Clerk's Office
SPECIAL WARRANTY DEED
THIS INDENTURE made by and between FCBT Holdings, LLC, Series 3717 W. Montrose, of 1145 N. Arlington Heights Road, Itasca, County of DuPage, State of Illinois, an Illinois limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois (hereinafter "Grantor"), and ~~Jordan Apostolov and Bano Simic~~, of 5922 N. Clark St., Chicago, IL 60660, (hereinafter "Grantee").
** ASSOCIATED REAL ESTATE I, LLC,
AN ILLINOIS LIMITED LIABILITY CO.,
AB*

WITNESSETH:

THAT Grantor, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, to it paid by Grantee, the receipt of which is hereby acknowledged, does by these presents, sell and convey unto the said Grantees, their successors and assigns, the lots, tracts or parcels of land lying, being and situated in the City of Chicago, County of Cook, State of Illinois, and described as follows:

LOT 7 IN BLOCK 6 BEING A SUBDIVISION OF PLOCKS 1 TO 31 BOTH INCLUSIVE, OF W.B. WALKER'S ADDITION TO CHICAGO, BEING A SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 13-14-305-003-0000
Property Address: 3717 W. Montrose Ave., Chicago, IL 60618

Subject to: the following, if any: covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through grantee; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due or payable.

TO HAVE AND TO HOLD the premises aforesaid with all and singular, the rights, privileges, appurtenances and immunities thereto belonging or in any wise appertaining unto the said Grantee and unto Grantee's heirs, successors and assigns forever, the said Grantor hereby covenanting that the premises are free and clear from any encumbrance done or suffered by Grantor; and that Grantor will warrant and defend the title to said premises unto the said Grantee and unto Grantee's heirs, successors and assigns forever, against the lawful claims and demands of all persons claiming by, under or through Grantor.

IN WITNESS WHEREOF, the said Grantor has executed this Special Warranty Deed this 18 day of November, 2010.

FCBT Holdings, LLC, Series 3717 W. Montrose

By: First Chicago Bank and Trust, its sole member

By: Alison Bettisworth
Alison Bettisworth, Its Sr. Vice-President

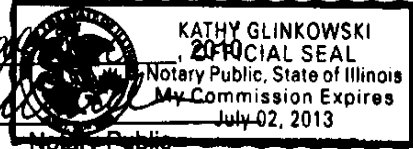
Box 400-CTCC

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State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Alison Bettisworth personally known to me to be the Senior Vice-President of First Chicago Bank and Trust, the sole member of FCBT Holdings, LLC, Series 3717 W. Montrose, 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 acknowledged that as such Senior Vice-President of the Managing Member, she signed and delivered the said instrument on behalf of said limited liability company, pursuant to authority given under the provisions of the Operating Agreement of said limited liability company and as her free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 18 day of August



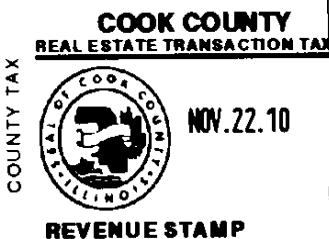
MAIL TO:
BETTY ASH
77 W. Washington, Suite 1211
Chicago, IL 60602

MAIL SUBSEQUENT TAX BILLS TO:
Associated Real Estate I, LLC
3717 W. Montrose
Chicago, IL

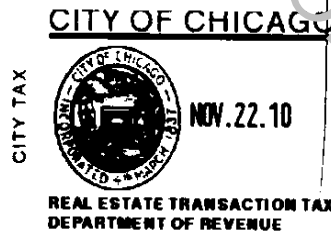
Prepared By: Giagnorio & Robertelli, Ltd., P.O. Box 726, Bloomingdale, Illinois 60108



# 0000000978	REAL ESTATE TRANSFER TAX
	0016400
	FP 103024



# 0000000987	REAL ESTATE TRANSFER TAX
	0008200
	FP 103022



# 0000002376	REAL ESTATE TRANSFER TAX
	0172200
	FP 103023