

FIRST AMERICAN TITLE

UNOFFICIAL COPY

ORDER # 2086564



SPECIAL WARRANTY DEED

Doc#: 1034012185 Fee: \$66.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/08/2010 11:41 AM Pg: 1 of 4

Completed By: Ginali Associates, P.C.
947 N. Plum Grove Road, Schaumburg, IL 60173

THIS INDENTURE, made on the 8 day of November, 2010, by and between **JP Morgan Chase Bank, N.A.**, hereinafter referred to as Grantor, and duly authorized to transact business in the State of Illinois, party of the first part, and Mirza W. Baig, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other 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, ALIENATE AND CONVEY unto the party of the second part, Mirza W. Baig and her heirs 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:

UNIT 6835-3N IN THE 6819-35 N. SEELEY AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: LOT 11 (EXCEPT THE SOUTHERLY 75 FEET THEREOF MEASURED ON THE EASTERLY LINE OF NORTH SEELEY AVENUE) IN SMITH'S ADDITION TO ROGER'S PARK, A SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0618431073, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

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 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, Mirza W. Baig, her heirs 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, Mirza W. Baig, 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 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 DEFEND as to matters of title.

Permanent Real Estate Numbers: 11-31-125-024-1007

Address of the Real Estate: 6835 N. Seeley Ave. #3N
Chicago, IL 60645

1962440023

S Y
P 4
S N
SC Y
INT ID

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STATE TAX
STATE OF ILLINOIS
 NOV. 29. 10
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
 0003000
 # 0000009974
 FP 103027

COUNTY TAX
COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 NOV. 29. 10
 REVENUE STAMP

REAL ESTATE TRANSFER TAX
 0001500
 # 0000009181
 FP 103028

CITY TAX
CITY OF CHICAGO
 NOV. 29. 10
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
 0031500
 # 0000011627
 FP 102812

Property of Cook County Clerk's Office

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Agent, the day and year first above written.

JP Morgan Chase Bank, N.A.
Martha Kimbrell
By: Martha Kimbrell
Its: Assistant Vice President

STATE OF California
San Diego COUNTY

On this date, before me personally appeared _____, pursuant to a delegation of authority, to me known to be the person who executed the foregoing instrument on behalf of the Seller, and acknowledged that he/she executed the same as his/her free act and deed.

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of California aforesaid, this 8 day of November, 2010.

A. [Signature]
Notary Public

See Attachement

My term Expires: May 12, 2011

MAIL TO:

Mirza W. Baig
5224 N Christiana
Chicago IL 60625

SEND SUBSEQUENT TAX BILLS TO:

Mirza W. Baig
5224 N. Christiana Ave.
Chicago IL 60625

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ACKNOWLEDGMENT

State of California
County of San Diego

On November 8, 2010 before me, C. Sanchez, Notary Public
Martha Kimbrell (insert name and title of the officer)
Assistant Vice President

personally appeared _____
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.

Signature 

(Seal)

