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Doc#: 1034704143 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/13/2010 10:36 AM Pg: 1 of 3

FIRST AMERICAN TITLE
ORDER NUMBER 1979710

4614

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that CITIMORTGAGE, INC., duly authorized to transact business in the State of Illinois, GRANTOR, for valuable consideration, receipt whereof is hereby acknowledged does hereby GRANT, CONVEY and SELL to KARETOOLA SERIES LLC, address: 8917 West 99th Street, Palos Hills, IL 60465, GRANTEE(S), all of the following described premises situated in Cook County, Illinois, to-wit:

PARCEL 1:

THE WEST 22.15 FEET OF THE EAST 114.51 FEET OF THE SOUTH 72.19 FEET OF LOT 1 IN FRANKLIN DELUGACH'S 103 RD STREET MANOR, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

AN EASEMENT FOR INGRESS AND EGRESS ACROSS THE COMMON AREA DESCRIBED AS FOLLOWS: THE EAST 26.50 FEET OF THE NORTH 71.13 FEET, THE SOUTH 34.74 FEET OF THE NORTH 105.60 FEET AND THE EAST 26.35 FEET OF THE SOUTH 72.19 FEET OF LOT 1 AFORESAID.

Property Address: 10108 South Roberts Road, Unit 4S, Palos Hills, IL 60465
Tax Identification No. 23-11-408-029-0000

To Have and To Hold the said premises unto the said GRANTEE(S), subject only to:

- (a) general real estate taxes for 2010 and subsequent years; and
- (b) easements, conditions, covenants and/or restrictions of record.

And said grantor, hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.


And the said GRANTOR, for itself and its successors, does warrant to the said GRANTEE(S), only that:

- 1. GRANTOR has not done or suffered to be done anything whereby the said premises hereby granted are, or may be in any manner,


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Property of Cook County Clerk's Office

STATE TAX

 STATE OF ILLINOIS
 DEC. -6. 10
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 # 000010171
 REAL ESTATE TRANSFER TAX
 00125.00
 FP 103027

REAL ESTATE TRANSFER TAX
 00062.50
 FP 103028
 # 000010171

COUNTY TAX

 COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 DEC. -6. 10
 REVENUE STAMP

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encumbered; and

- 2. GRANTOR will forever defend the said premises against all persons lawfully claiming through GRANTOR, but not otherwise.

IN WITNESS WHEREOF, the said CITIMORTGAGE, INC, has caused these presents to be signed on its behalf, this 16 day of November, 2010.

CITIMORTGAGE, INC., by FIRST AMERICAN ASSET CLOSING SERVICES, its attorney in fact

Authorized Signer of National Default REO Services, a Delaware Limited Liability Company, d/b/a First American Asset Closing Services ("FAACS"), as Attorney in fact and/or agent

By: *Charlotte Elliott*
Charlotte Elliott

THIS INSTRUMENT WAS PREPARED BY:

Hauselman, Rappin & Olswang, Ltd.
39 South LaSalle Street
Chicago, Illinois 60603

STATE OF TEXAS

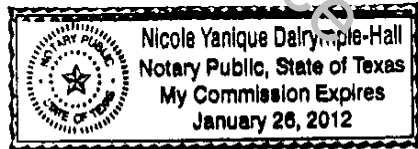
COUNTY OF DALLAS

Nicole Yanique Dairy-mpie-Hall

a Notary Public in and for said County, in the State aforementioned, DO HEREBY CERTIFY that Charlotte Elliott, personally known to me to be the authorized signer of National Default REO Services, A Delaware Limited Liability Company, d/b/a First American Asset Closing Services ("FAACS"), as Attorney-in-Fact and/or agent of CitiMortgage Inc., a corporation organized and operating under the laws of the State of Texas, on behalf of said corporation, 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 officer, (s)he signed and delivered the said instrument, 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 official seal this 16 day of November, 2010.

Nicole Yanique Dairy-mpie-Hall
Notary Public



MAIL TO

John M. MORRONE
12820 S. Ridgeland
UNIT C
PALMS HEIGHTS, IL 60663

SEND
TAX BILLS

KARATOOK LLC
1524 S. Sangamon
UNIT 804
Chicago, IL 60608