

UNOFFICIAL COPY

FIRST AMERICAN TITLE

ORDER # 2023197



Doc#: 1100440077 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/04/2011 02:52 PM Pg: 1 of 3

**SPECIAL
WARRANTY DEED**
Statutory (Illinois)
(Corporation to Individual)

Above Space for Recorder's use only

FIFTH THIRD MORTGAGE duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS AND WARRANTS to FARFAN INC., AN ILLINOIS CORPORATION

(Name and Address of Grantee)

the following described Real Estate situated in the County of COOK in the state of Illinois, to wit:

UNIT NO. 2115 1-N IN THE 2103-23 WEST BERWYN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOT 1 IN FOSTER HOYNE SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 22, 1949 AS DOCUMENT NO. 14701761, ET BOOK 380 OF PLATS, PAGE 43, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 11, 2008, AS DOCUMENT NO. 0804203035, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Except coal, gas and other mineral rights conveyed, excepted or reserved in prior conveyances. This conveyance and the warranties contained herein are hereby expressly made subject to general real estate taxes not yet due and payable, special taxes and assessments, building lines, use or occupancy restrictions, conditions and covenants of record, zoning laws and ordinances, public and utility easements, public roads and highways, drainage ditches, feeders, laterals and drain tile, pipe or other conduit, party well rights and agreements

AND THE SAID Grantor will only warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of those persons claiming by, through or under Grantor, but not otherwise

Permanent Real Estate Index Number(s) 14-07-118-004-1021


Address(es) of Real Estate 2115 W. BERWYN AVE., UNIT 1N, CHICAGO, IL 60625

S Y
P 3
S N
SC Y
INT 10

UNOFFICIAL COPY

Property Cook County Clerk's Office


STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 DEC. 28. 10



STATE TAX

REAL ESTATE TRANSFER TAX
 00033.00
 FP 103027


COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 REVENUE STAMP
 DEC. 28. 10



COUNTY TAX

REAL ESTATE TRANSFER TAX
 00016.50
 FP 103028

CITY OF CHICAGO
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE
 DEC. 28. 10



CITY TAX

REAL ESTATE TRANSFER TAX
 00346.50
 FP 102812

UNOFFICIAL COPY

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice president this 23rd day of NOVEMBER, 2010.

FIFTH THIRD MORTGAGE

By [Signature] AS Vice President

State of OH IO)
County of Hamilton)

On NOVEMBER 23, 2010 before me, THE UNDERSIGNED, personally appeared MBMCCOY as Vice president of FIFTH THIRD MORTGAGE 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) acted pursuant to authority given by said entity as their free and voluntary act and as the free and voluntary act as said Corporation for the uses and purposes therein.

WITNESS my hand and official seal.

Signature [Signature]
My Commission Expires: 5/20/14



HEATHER R. CALHOUN
Notary Public, State of Ohio
My Commission Expires
May 20, 2014

This instrument was prepared by ANGELICA J. NORRIS, SEB
CRYSTAL LAKE, ILLINOIS 60014



HEATHER R. CALHOUN
Notary Public, State of Ohio
My Commission Expires
May 20, 2014

SEND SUBSEQUENT TAX BILLS TO:
FARHAN INC.
6306 N. MAPLEWOOD
CHICAGO, IL 60659

SEND RECORDED DEED TO:
FARHAN INC.
6306 N. MAPLEWOOD
CHICAGO, IL 60659

RE: 2115 W. Berwyn Ave, Unit 1N
Chicago, IL 60625 NR