

UNOFFICIAL COPY

29d

After Recording

Mail To:

Forum Title Insurance Company
33 W. Monroe Street; Suite 1150
Chicago, IL 60603
312-924-7355



Doc#: 1109504070 Fee: \$62.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/05/2011 11:23 AM Pg: 1 of 3

Grantees Address and

Send subsequent

tax bills to:

Nuzhath Adil
Khusro Adil
6417 Trumbull Ave
Lincolnwood, IL 60712

SPECIAL WARRANTY DEED

COVER PAGE

This Page Is Being Added To Allow For Recording Stamp

PIN: 10-36-210-047-1015 and 10-36-210-047-1029

S N
P 3
S N
SC Y
INT 10

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SPECIAL WARRANTY DEED

RETURN TO: Khusro Adil
6417 Trumbull Ave.
Lincolnwood, IL 60712

Grantee's Address and Mail Tax Statements to:

same ↗

CHANGING THE BUYER WITHOUT SELLER'S WRITTEN CONSENT IS VOID

THIS INDENTURE, made this 16 day of February, 2011, WITNESSETH THAT AURORA LOAN SERVICES, LLC, CONVEY(S) AND WARRANT(S) TO KHUSRO ADIL and NUZHATH ADIL, married to each other, for Ten Dollars and other valuable consideration the receipt whereof is hereby acknowledged; the following described real estate in COOK County, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

IT IS UNDERSTOOD AND AGREED BY THE PARTIES HERETO THAT THE TITLE TO THE REAL ESTATE HEREBY CONVEYED IS WARRANTED ONLY INSOFAR AS IT MIGHT BE AFFECTED BY ANY ACT OF THE GRANTOR'S OWNERSHIP THEREOF AND NOT OTHERWISE.

P.I.N. (S): 10-36-210-047-1015 & 10-36-210-047-1029
ADDRESS(ES): 2704 WEST LUNT AVENUE #303, CHICAGO, IL 60645

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly authorized to act for the Grantor and have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, the Grantor has caused its name to be signed to by its (Office) AVP (Name) Norma J. Dudgeon, AVP, and attested to by its (Office) AVP, (Name) Danielle Washburn, AVP, the day and year first above written.

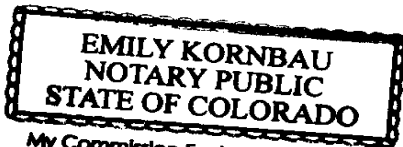
BY: AURORA LOAN SERVICES, LLC BY LPS ASSET MANAGEMENT SOLUTIONS, INC., AS ATTORNEY IN FACT,

By: Norma J. Dudgeon, AVP Attest: Danielle Washburn, AVP

State of Colorado)
County of Jefferson) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Norma J. Dudgeon, AVP, personally known to me to be a AVP of LPS Asset Management Solutions, Inc. and Danielle Washburn, AVP, personally known to me to be a AVP of said company, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this 16 day in person, and acknowledged that they signed, sealed and delivered the said instrument pursuant to authority given by the Board of Directors of said company, as their free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 16 day of February, 2011.



[Signature]
Notary Public

My commission expires on 06/17/2013, 2011.

This instrument was prepared by Russell C. Wirbicki, 33 W. Monroe St., Suite 1140, Chicago, IL 60603. INT

*(Strike the paragraphs that do not apply)

1. As TENANTS IN COMMON,
2. Not as TENANTS IN COMMON but as JOINT TENANTS
3. Not as JOINT TENANTS, not as TENANTS IN COMMON, but as TENANTS BY THE ENTIRETY

REAL ESTATE TRANSFER
04/04/2011

COOK \$32.50
ILLINOIS \$65.00
TOTAL: \$97.50

10-36-210-047-1015 | 20110301600142 | 4BF30N

REAL ESTATE TRANSFER
03/29/2011

CHICAGO \$487.50
CTA: \$195.00
TOTAL: \$682.50

10-36-210-047-1015 | 20110301600142 | S1J9L8

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LEGAL DESCRIPTION

PARCEL 1: UNIT 303 IN THE LUNT GARDENS CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 29, 30, 31 AND 32 IN BECKER'S INDIAN BOUNDARY PARK, A SUBDIVISION OF THE WEST 5 ACRES OF THE EAST 25 ACRES OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM ASSOCIATION MADE BY LUNT GARDENS LLC AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 0629006087, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST OWNED IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: UNIT P-3, A PARKING SPACE IN THE LUNT GARDENS CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 29, 30, 31 AND 32 IN BECKER'S INDIAN BOUNDARY PARK, A SUBDIVISION OF THE WEST 5 ACRES OF THE EAST 25 ACRES OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM ASSOCIATION MADE BY LUNT GARDENS LLC AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 0629006087, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST OWNED IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 3: THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE 15, A LIMITED COMMON ELEMENT, AS DELINEATED IN THE AFORESAID DECLARATION OF CONDOMINIUM AS S-15, RECORDED IN COOK COUNTY, ILLINOIS.

P.I.N. (S): 10-36-210-047-1011 & 10-36-210-047-1029

ADDRESS(ES): 2704 WEST LUNT AVENUE #303, CHICAGO, IL 60645

Office of Cook County Clerk's Office