

UNOFFICIAL COPY

FIDELITY NATIONAL TITLE 13012315

SPECIAL WARRANTY DEED GENERAL

THE GRANTOR(S), Aurora Loan Services, LLC., of the city of

Littleton, County of Douglas, Commonwealth of Colorado, for and in consideration of Ten Dollars (\$10.00) in hand paid, remise(s), release(s), alien(s), and the grantor hereby covenants with said grantee and to none other, **M & A BUILDERS AND REMODELING INC.**

(Grantee's Address) -
AN ILLINOIS CORPORATION



Doc#: 1113804024 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/18/2011 09:07 AM Pg: 1 of 2

of the County of COOK, the following described real estate situated in the County of Cook in the State of Illinois, to wit: (SEE ATTACHED)

And the Grantor(s), for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its successors 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, subject to the following: 2010 AND SUBSEQUENT REAL ESTATE TAXES.

SUBJECT TO: Property and Title taken AS IS condition, Seller makes no representations or Warranties of any kind or nature, other than Seller's right to transfer title hereunder, subject to general real estate taxes not due and payable at the time of Closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate. hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Real Estate Index Number(s): 20-23-212-050-0000

Address of Real Estate: 6502 S Kenwood Ave., Chicago, IL 60637

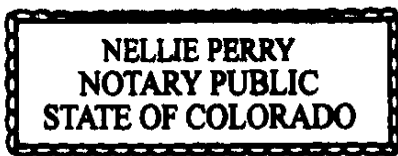
Dated this 22 day of April, 2011

BOX 15

Grantor

Aurora Loan Services, LLC., by LPS ASSET MANAGEMENT SOLUTIONS, INC., AS ATTORNEY IN FACT

Norma J. Dudgeon, AVP



My Commission Expires 03/01/2015

STATE OF Colorado, COUNTY OF Jefferson ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT

Norma J. Dudgeon, AVP personally known to me to be the person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed, and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 22 day of April, 2011

Notary Public

S N
P 2
S N
SC Y
INT

Prepared By: Law Offices of Alan T. Schencker 400 W. Dundee, Suite 3, Illinois 60089

Mail To: LOZA LAW OFFICES PC, 2500 E. DEYON AVENUE, STE 200, DES PLAINES, IL

FIDELITY NATIONAL TITLE 2018

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FIDELITY NATIONAL TITLE INSURANCE COMPANY

6767 N. MILWAUKEE AVE #208, NILES, ILLINOIS 60714

PHONE: (847) 588-0300
FAX: (847) 588-1744

ORDER NUMBER: 2010 013012315 SCF
STREET ADDRESS: 6502 S. KENWOOD AVENUE

CITY: CHICAGO
TAX NUMBER: 20-23-212-050-0000


COUNTY: COOK COUNTY

LEGAL DESCRIPTION:

LOTS 26, 27, 28 AND THE SOUTH 5.50 FEET OF LOT 29, ALL TAKEN AS A TRACT (EXCEPT THAT PART LYING NORTH OF A LINE DRAWN FROM A POINT ON THE LAST LINE OF SAID TRACT 31.83 FEET NORTH OF THE SOUTHWEST CORNER THEREOF TO A POINT ON THE WEST LINE OF SAID TRACT 31.84 FEET NORTH OF THE SOUTHWEST CORNER THEREOF) IN BLOCK 1 IN THOMAS A. HALL'S ADDITION TO HYDE PARK IN THE NORTHEAST 1/4 OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

CITY OF CHICAGO

CITY TAX



MAY 16 11


REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000000871

REAL ESTATE TRANSFER TAX
0075 1.00
FP 102803

STATE OF ILLINOIS

STATE TAX



MAY 16 11

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE


0000006098

REAL ESTATE TRANSFER TAX
0007 1.50
FP 102809

COOK COUNTY

COUNTY TAX

REAL ESTATE TRANSACTION TAX



MAY 16 11

REVENUE STAMP

0000006087

REAL ESTATE TRANSFER TAX
00035.75
FP 326707