

# UNOFFICIAL COPY

This Document Prepared by:

Kenneth R. Eathington  
Husch Blackwell LLP  
401 Main Street, Suite 1400  
Peoria, Illinois 61602



Doc#: 1119440005 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/13/2011 09:13 AM Pg: 1 of 3

Handwritten notes: 89800088, 10/2/11

This Space for Recorder's Information

## SPECIAL WARRANTY DEED

The Grantor, CIT SMALL BUSINESS LENDING CORPORATION, a Delaware corporation, for and in consideration of the sum of TEN and no/100 DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and pursuant to authority given by its board of directors, GRANTS, BARGAINS and SELLS to EARLESIA MOORE, the following described real estate:

Lot "A" in O. Rueter and Co's Sylvan Court a subdivision in the South 1/2 of the Northeast 1/4 of Section 7, Township 35 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

PIN: 32-07-203-001-0000

Commonly known as 1816 Sylvan Court, Flossmoor, IL 60422

### SUBJECT TO THE FOLLOWING EXCEPTIONS:

1. General Real estate taxes for 2010 and thereafter, not yet due and payable.
2. Easements, covenants, conditions, restrictions, dedications, setback lines, reservations and other instruments of record;
3. Zoning and use ordinances, rules and regulations; and
4. Matters of survey.

The Grantor warrants to the Grantee and its successor in title that it has not created or permitted to be created any lien, charge, or encumbrance against said real estate that is not shown among the title exceptions listed above; and Grantor covenants that it will defend said premises to the extent of the warranties made herein against lawful claims of all persons.

Handwritten initials: S, P, S, SC, INT with checkmarks and numbers 1, 3, N, 1, 1.

BOX 334 CFI

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IN WITNESS WHEREOF, the Grantor has caused this deed to be executed by its Authorized Signatory this 27<sup>th</sup> day of June, 2011.

CIT BANK, Servicing Agent for  
CIT SMALL BUSINESS LENDING CORPORATION,  
a Delaware Corporation

By: *[Signature]*  
Its: Authorized Signatory

Property of Cook County Clerk's Office

STATE OF ILLINOIS




JUL.-8.11

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000009522

REAL ESTATE TRANSFER TAX
0017900
FP 103032

COOK COUNTY  
REAL ESTATE TRANSACTION TAX



JUL.-8.11

COUNTY TAX  
REVENUE STAMP

# 0000009541

REAL ESTATE TRANSFER TAX
0008950
FP 103034

# UNOFFICIAL COPY

STATE OF New Jersey )  
 ) SS.  
COUNTY OF Essex )

I, the undersigned, a Notary Public in and for said County and in the State aforesaid, DO HEREBY CERTIFY that Judith Barta, personally known to me to be the Authorized Signatory of CIT BANK, Servicing Agent for CIT SMALL BUSINESS LENDING CORPORATION, a Delaware corporation, and known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Judith Barta, she signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation as 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 27 day of June, 2011.

Mary M Adragna  
Notary Public



Return Document To & Mail  
Subsequent Tax Statements To:

Earlesia Moore  
1816 Sylvan Court  
Flossmoor, IL 60422