

1/3 11-0550544



SPECIAL WARRANTY DEED

(Corporation to Individual)

Doc#: 1128555053 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/12/2011 02:43 PM Pg: 1 of 3

This Indenture made this day of 12

Aug, 2011 between

Winged Foot Investments, Inc.,

a National Association under the laws of the United States, and duly authorized to transact business in the State of Illinois, party of the first part, and

~~Equity Build, Inc.~~ EQUITYBUILD, INC., a Florida Corporation m

party of the second part

(GRANTEE'S ADDRESS): 980 Scott Dr., Marco Island, FL 34146

WITNESSETH, that the said party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the said party of the second part, and to their heirs and assigns, FOREVER, all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

THE NORTH HALF OF LOT 3 IN BLOCK 2 IN LEE BROTHERS ADDITION TO PARK MANOR, A SUBDIVISION OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject To: taxes not yet due and payable, general restrictions as they appear of record

Permanent Real Estate Index Number: 20-27-208-019-0000

Address of Real Estate: 7210 S. Vernon Ave., Chicago, IL 60619

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the said party of the second part, their heirs and assigns forever.

And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, their heirs 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 FOREVER DEFEND.

City of Chicago  
Dept. of Revenue  
615866



Real Estate  
Transfer  
Stamp

10/6/2011 10:38

dr00191

\$588.00

Batch 3,627,417

PREMIER FILE

# UNOFFICIAL COPY

SPECIAL WARRANTY DEED

The 22<sup>nd</sup> Aug, 2011.

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its Vice-President, the day and year first above written.

Kirk D Warner  
Kirk D Warner, V.P.  
Winged Foot Investments, Inc.

I, undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY ACKNOWLEDGE, that Kirk D Warner personally appeared before me and acknowledged himself/herself as the Vice President Winged Foot Investments, Inc. and is the same person whose name is subscribed as the foregoing instrument, appeared before me this day in person and severally acknowledged that as such they signed and delivered the said instrument as 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 seal this 23 day of August  
My commission expires: My Commission Expires May 11, 2013

Signature:

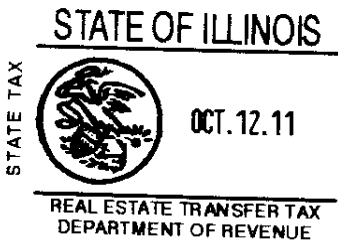
Loralyn Sisler

LORALYN SISLER  
NOTARY PUBLIC  
BALTIMORE CO., MD  
My Commission Expires May 11, 2013

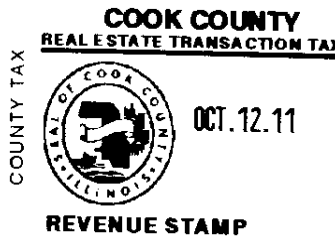
IMPRESS SEAL HERE

Prepared By: Joseph J. Klein, 2550 Golf Road - Suite 250, Rolling Meadows, Illinois 60008

Mail To: GORDON S. HIRSH, 800 W. CORNELIA AVE #304, CHICAGO  
Send Tax Bills To: EQVITYBUILD, INC, 1083 N. COLLIER BLVD, #132 MARCO ISLAND FL 34145 FL-6067-1947



# 0000001240	REAL ESTATE TRANSFER TAX
	00056.00
	FP 103043



# 0000001235	REAL ESTATE TRANSFER TAX
	00028.00
	FP 103046

# UNOFFICIAL COPY

## EXHIBIT 'A' Legal Description

File Number: 2011-05565-PT

THE NORTH 1/2 OF LOT 3 IN BLOCK 2 IN LEE BROTHERS ADDITION TO PARK MANOR SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 27 TOWNSHIP 38 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 7210 S. Vernon Ave, Chicago, IL 60619

PERMANENT INDEX NUMBER: 20-27-208-019-0000

Property of Cook County Clerk's Office