

UNOFFICIAL COPY

MAIL TO:

Roger Brejcha
512 W. Burlington Ave #6A
Lakewood, IL 60425



1203033092

Doc#: 1203033092 Fee: \$64.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/30/2012 10:32 AM Pg: 1 of 3

SPECIAL WARRANTY DEED
(LIMITED LIABILITY COMPANY TO INDIVIDUAL)
ILLINOIS

THIS INDENTURE, made this 18th day of November 2011, between **Series A of IBT Holdings LLC**, an Illinois limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part (Grantor), and **PK Capital Partners Inc.**, of the second part (Grantee), WITNESSETH, that the party of the first part, for and, in consideration of the sum of \$10.00 (Ten dollars and no/100s) 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 limited liability company, by these presents does GRANT, REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

SEE ATTACHED EXHIBIT A

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

Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise 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 party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises, covenants and agrees to and with Grantee to to warrant and forever defend to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): 17-34-121-089-0000
PROPERTY ADDRESS: 3437-39 S. Prairie, Chicago, Illinois 60616

8910382 CT WA

BOX 334 CT

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IN WITNESS WHEREOF, said party of the first part has executed the Special Warranty Deed, the day and year first above written.

Series A of IBT Holdings LLC, an Illinois Limited Liability Company by Inland Bank and Trust an Illinois State Chartered Banking Corporation its Sole Member

By: Peter B Stickler

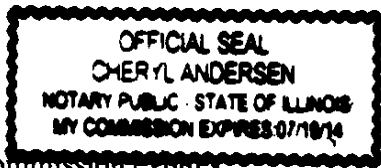
Name: Peter B Stickler

Title: EVP President

State of Illinois)
County of DeKalb

I, Cheryl Andersen a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Peter B. Stickler, personally known to me to be authorized to sign documents for Series A of IBT Holdings LLC, The Member of said limited liability company, and personally 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 he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act and deed limited liability company or the uses and purposes therein set forth.

GIVEN under my hand and official seal this 18 day of November, 2011




Cheryl Andersen
Notary Public



My commission expires: _____

This Instrument was prepared by:
Marianne Savaiano Fleisher, 2490 Palazzo Court, Buffalo Grove, IL 60089

PLEASE SEND SUBSEQUENT TAX BILLS TO:

Ric Capital Partners
8437-39 S. Prairie
Chicago, IL 60616

REAL ESTATE TRANSFER	01/24/2012
 CHICAGO:	\$300.00
CTA:	\$120.00
TOTAL:	\$420.00
17-34-121-089-0000 20111101600570 7L9M1X	

REAL ESTATE TRANSFER	01/24/2012
  COOK:	\$20.00
ILLINOIS:	\$40.00
TOTAL:	\$60.00
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