

# UNOFFICIAL COPY



Doc#: 1204804172 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/17/2012 01:26 PM Pg: 1 of 3

120 297373587

Property of Cook County Clerk's Office

## WARRANTY DEED

The Grantor, FIRST SAVINGS BANK OF HEGEWISCH, a corporation created and existing under and by virtue of the State of Illinois, for and in consideration of Ten (\$10.00) and 00/100 Dollars in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to State Bank of Countryside, as Trustee under Trust Agreement dated January 18, 2012 and known as Trust No. 12-3211, the following real estate situated in the County of Cook and State of Illinois, to wit:

### SEE ATTACHED EXHIBIT "A" LEGAL DESCRIPTION

Permanent Real Estate Index Numbers: 18-20-201-026-1010

Address of Real Estate: 6660 South Brainard Avenue, Unit 110, Countryside,  
Illinois 60625

Subject to (a) general real estate taxes not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions and covenants of record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premises; (e) public roads and highways, if any; (f) party walls and agreements, if any; and limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable. The subject property is being conveyed "AS-IS" WITHOUT ANY WARRANTIES, EXPRESSED OR IMPLIED, INCLUDING THE WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE, AS TO THE CONDITION OF SUCH PROPERTY. BY ACCEPTING THIS DEED, BUYER WARRANTS THAT BUYER HAS PERSONALLY INSPECTED THE PROPERTY AND ACCEPTS THE PROPERTY IN ITS "AS-IS" CONDITION.


Y  
3  
N  
SCY  
INTS


Attorneys' Title Guaranty Fund, Inc.  
1 S. Wacker Dr., STE 2400  
Chicago, IL 60606-4650  
Attn: Search Department

# UNOFFICIAL COPY

In Witness Whereof, said Grantor has caused its corporate seal to be affixed, and has caused its name to be signed to these presents by Ann L. Capanna, President and Therese Gorny, Secretary this 1st day of February, 2012.

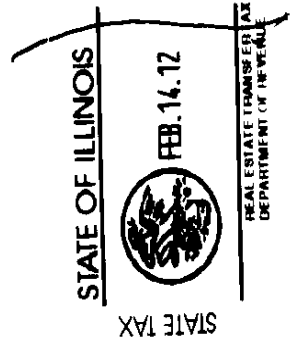
FIRST SAVINGS BANK OF HEGEWISCH

By:   
Ann L. Capanna, Chairman, President & CEO

By:   
Therese Gorny, Secretary

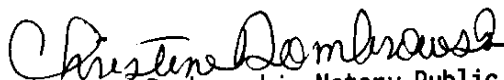
REAL ESTATE TRANSFER TAX	0003650	FP326652
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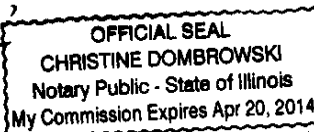
6897000000 #



State of Illinois, County of Cook ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Ann L. Capanna, personally known to me to be the Chairman, President & CEO of FIRST SAVINGS BANK OF HEGEWISCH, a corporation, and Therese Gorny, personally known to me to be the Secretary of said corporation, and personally known to me to be the persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Assistant Secretary, they 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 their free and voluntary act and deed of the said corporation, for the uses and purposes therein set forth.

Given under my hand and seal this 1st day of February, 2012

  
Christine Dombrowski, Notary Public



This instrument prepared by: Armand E. Capanna, Esq. 13220 South Baltimore Avenue, Chicago, Illinois 60633.

Upon Recording Return To:  
Melanie MATIASEK  
1020 W. 55 Place  
Countryside, IL 60525

Send Subsequent Tax Bills To:  
LAKOVSKA, D  
6660 S. BRAINARD #110  
Countryside, IL 60525



COOK COUNTY  
REAL ESTATE TRANSACTION TAX



FEB. 14. 12

REVENUE STAMP

# 0000004725

REAL ESTATE TRANSFER TAX	0001825	FP326665
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## EXHIBIT "A" LEGAL DESCRIPTION

### PARCEL 1:

UNIT NO. 110 AS DELINEATED ON AND DESCRIBED IN THE PLAT OF SURVEY OF THAT PART OF THE NORTH EAST QUARTER OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE EAST LINE OF SAID NORTH EAST QUARTER OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, 832.07 FEET NORTH OF THE SOUTH EAST CORNER OF THE NORTH EAST QUARTER OF SAID SECTION 20; THENCE WEST AT RIGHT ANGLES TO THE EAST LINE OF THE NORTH EAST QUARTER OF SAID SECTION 20, A DISTANCE OF 30.95 FEET TO THE PLACE OF BEGINNING; THENCE CONTINUING WEST ALONG THE LAST DESCRIBED LINE 230.25 FEET; THENCE SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED LINE 72.0 FEET; THENCE EAST AT RIGHT ANGLES TO THE LAST DESCRIBED LINE 230.25 FEET; THENCE NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED LINE 72.0 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS, (HEREINAFTER REFERRED TO AS THE PARCEL) ATTACHED TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR COUNTRY CLUB CONDOMINIUM APARTMENTS BUILDING "B" RECORDED SEPTEMBER 15, 1972 AS DOCUMENT 22052688 AND AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND PLAT OF SURVEY.)

### PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS DECLARED BY THE BUILDING "B" DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS FOR COUNTRY CLUB CONDOMINIUM APARTMENT RECREATION ASSOCIATION MADE BY CENTRAL NATIONAL BANK IN CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 1, 1972 AND KNOWN AS TRUST NUMBER 19057, DATED SEPTEMBER 13, 1972 AND RECORDED SEPTEMBER 15, 1972 AS DOCUMENT 22052689 AND CREATED BY DEED FROM CENTRAL NATIONAL BANK IN CHICAGO, UNDER TRUST AGREEMENT DATED AUGUST 1, 1972 AND KNOWN AS TRUST NUMBER 19057 TO OSCAR GEIER AND CHARLOTTE GEIER DATED SEPTEMBER 30, 1972 AND RECORDED NOVEMBER 10, 1972 AS DOCUMENT 22116229 UPON, OVER AND ALONG THE SOUTH 335.32 FEET OF THE EAST 281.00 FEET OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE NORTH 623.32 FEET OF THE SOUTH 1142.75 FEET OF THE EAST 519.32 FEET OF THE NORTH EAST QUARTER OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTH 87.57 FEET OF THE WEST 100.00 FEET THEREOF) AND ALSO EXCEPT THAT PART THEREOF DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE EAST LINE OF SAID NORTH EAST QUARTER OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, 832.07 FEET NORTH OF THE SOUTH EAST CORNER OF THE NORTH EAST QUARTER OF SAID SECTION 20; THENCE WEST AT RIGHT ANGLES TO THE EAST LINE OF THE NORTH EAST QUARTER OF SAID SECTION 20, A DISTANCE OF 30.95 FEET TO THE PLACE OF BEGINNING; THENCE CONTINUING WEST ALONG THE LAST DESCRIBED LINE 230.25 FEET; THENCE SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED LINE 72.0 FEET; THENCE EAST AT RIGHT ANGLES TO THE LAST DESCRIBED LINE 230.25 FEET; THENCE NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED LINE 72.0 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.