

# UNOFFICIAL COPY



Doc#: 1205304046 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/22/2012 09:31 AM Pg: 1 of 2

**SPECIAL  
WARRANTY DEED  
Statutory (Illinois)  
(Corporation to Individual)**

First American Title  
Order # 2245795

APD

Above Space for Recorder's use only

SOVEREIGN BANK, a federal savings bank, duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Forty Thousand and no/100 (\$40,000.00) DOLLARS, and other good and valuable considerations in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS AND WARRANTS Jean Palivos

(Name and Address of Grantee)

the following described Real Estate situated in the County of Cook in the state of Illinois, to wit:

UNITS NO. 'A'-118 AND GA-19 AS DELINEATED IN THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS "PCL"): THE EAST 5.00 ACRES OF LOT 2, EXCEPTING THEREFROM THE NORTH 500 FEET THEREOF AND THE SOUTHEASTERLY 33 FEET THEREOF AND THE WEST 18 FEET THEREOF ALL IN THE SUBDIVISION OF LOTS 1, 5, AND 6, OF OWNER'S SUBDIVISION IN THE WEST 1/2 OF SECTION 21, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, COVENANTS AND RESTRICTIONS MADE BY LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 3, 1977 AND KNOWN AS TRUST NUMBER 53210, AND RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS AS DOCUMENT NUMBER 24553596, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM OWNERSHIP AND SURVEY), IN COOK COUNTY, ILLINOIS.

This conveyance and the warranties contained herein are hereby expressly made subject to general real estate taxes not yet due and payable, special taxes and assessments, building lines, use or occupancy restrictions, conditions and covenants of record, zoning laws and ordinances, public and utility easements, public roads and highways, drainage ditches, feeders, laterals and drain tile, pipe or other conduit, party well rights and agreements.

AND THE SAID Grantor will only warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of those persons claiming by, through or under Grantor, but not otherwise.

Permanent Real Estate Index Number(s): 10-21-119-112-1007 Vol. 0119 and 10-21-119-112-1136 Vol. 0119

Address(es) of Real Estate: 5506 Lincoln Avenue, Unit 118, Morton Grove, IL 60053

REAL ESTATE TRANSFER	02/10/2012
COOK	\$20.00
ILLINOIS:	\$40.00
TOTAL:	\$60.00



10-21-119-112-1007 | 20120201600966 | 2A4DVQ

VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP

NO. 04230 AMOUNT \$ 120 DATE 2/1/12  
ADDRESS 5506 Lincoln #118  
(VOID IF DIFFERENT FROM DEED)  
BY [Signature]

S N  
P 2  
S N  
SC y  
INT

# UNOFFICIAL COPY

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Vice President, this 23rd day of JANUARY, 2012.

SOVEREIGN BANK, a federal savings bank

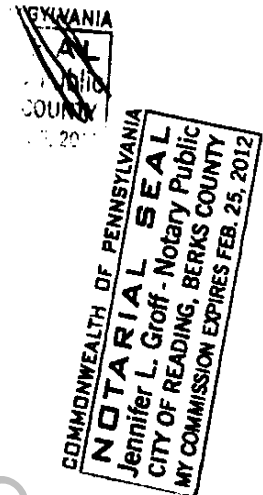
By *Russell L. Hix* AVP  
RUSSELL L. HIX, AS ASSISTANT VICE PRESIDENT

Commonwealth of Pennsylvania )  
County of Berks )

On JANUARY 23, 2011 before me, THE UNDERSIGNED, personally appeared RUSSELL L. HIX as ASSISTANT VICE PRESIDENT of SOVEREIGN BANK, a federal savings bank who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity(ies), and that by his signature(s) on the instrument the person(s) acted pursuant to authority given by said entity as their free and voluntary act and as the free and voluntary act as said Corporation for the uses and purposes therein.

WITNESS my hand and official seal.

Signature *Jennifer L. Groff* (Seal)  
My Commission Expires: 2/25/2012



This instrument was prepared by ANGELICA J. NORRIS, 55 E. CRYSTAL LAKE AVE. CRYSTAL LAKE, ILLINOIS 60014

SEND SUBSEQUENT TAX BILLS TO:  
JEAN PALIVAS  
5506 LINCOLN AVE, #118  
MOUNTAIN GROVE, IL 60053

SEND RECORDED DEED TO:  
DEAN G. GALANODOULOS  
340 W. BUTTERFIELD RD.  
ELMHURST, IL 60126  
11-1072

*Public Cook County Clerk's Office*