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SPECIAL WARRANTY DEED

(Illinois)

Corporation to Individual

Doc#: 1207610031 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/16/2012 11:51 AM Pg: 1 of 3

When Recorded Return To:
Indecomm Global Services
2925 Country Drive
St. Paul, MN 55117

TISC-AMF

GRANTOR, ING Bank, FSB, for and in consideration of the sum of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to:

Greg Dady and Tia Dady, his Wife, as Joint Tenants
33 Ashlawn, Oswego, IL 60543

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

LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF

Address(es) of Real Estate: 1305 South Michigan Avenue Unit 1812, Chicago, IL 60605

Permanent Real Estate Index Number(s): 17-22-105-045-1174 and 17-22-105-045-1256

SUBJECT TO THE FOLLOWING EXCEPTIONS, IF ANY:

Liens for all current general and special real property taxes and assessments not yet due and payable; Covenants, conditions, restrictions, reservations, rights of way, and easements of record; New mortgages or any acts of Grantee(s); Any facts an accurate survey and/or personal inspection of the property may disclose; Any laws, regulations, ordinances (including but not limited to zoning, building environmental) as to the use, occupancy, subdivision or improvement of the Property adopted or imposed by any governmental body, or the effect any noncompliance with, or violation thereof; and Rights of existing tenants and/or occupants of the Property.

GRANTOR warrants to GRANTEE and his successors 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.

GRANTOR releases and waives all rights in said real estate that it may have under the homestead exemption laws of Illinois.

11-03540

REAL ESTATE TRANSFER

02/28/2012



CHICAGO: \$1,912.50

CTA: \$765.00

TOTAL: \$2,677.50

17-22-105-045-1174 | 20120201601112 | LBU9MD

REAL ESTATE TRANSFER

03/14/2012



COOK \$127.50

ILLINOIS: \$255.00

TOTAL: \$382.50

17-22-105-045-1174 | 20120201601112 | MMCBU3

S 4
P 3
S ✓
M ✓
SC ✓
E ✓
INT ✓

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Signed this 1 day of ^{February} ~~January~~, 2012

ING Bank, FSB, by NRT ReoExperts, LLC, as Attorney-in-Fact

By [Signature]
Assistant Vice President

Ximena Wolf
Asst Vice-Pres

State of Florida, County of Broward ss.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Ximena Wolf personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 1 day of ~~January~~, 2012
^{February}

PLACE NOTARY SEAL HERE

Commission expires Dec 28, 2015.



[Signature]
NOTARY PUBLIC Melisa Curra

Prepared by: Brent W. Terry, Attorney at Law, 9450 Bryn Mawr Ave., Rosemont, IL 60018

MAIL TO:
Greg Dady and Tia Dady
Name
1305 South Michigan Avenue, Unit 1812
Address
Chicago, IL 60605
City/State/Zip

SEND SUBSEQUENT TAX BILLS TO:
Greg Dady + Tia Dady
Name
1305 S. Michigan Ave, 1812
Address
Chicago, IL 60605
City/State/Zip

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1: UNIT 1812 AND GARAGE UNIT GU-54, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE LOFTS AT MUSEUM PARK CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0603732105, AS AMENDED FROM TIME TO TIME, IN THE NORTHWEST ¼ OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE S-174, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION RECORDED AS DOCUMENT NUMBER 0603732105, AFORESAID.

PARCEL 3: EASEMENT FOR INGRESS AND EGRESS, APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0322745060, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 17-22-105-045-1174 and 17-22-105-045-1256

For informational purposes only, the subject parcel is commonly known as:

1305 South Michigan Avenue Unit 1812, Chicago, IL 60605



•U02488930•

1653 3/2/2012 77565966/1

FIDELITY NATIONAL TITLE INSURANCE COMPANY

Burnet Title • 9450 Bryn Mawr Avenue, Suite 700 • Rosemont, IL 60018