

UNOFFICIAL COPY

THIS DEED WAS PREPARED BY:
MATTHEW B. BROTSCHUL
BROTSCHUL POTTS LLC
230 W. MONROE, SUITE 230
CHICAGO, IL 60606



Doc#: 1214504069 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/24/2012 01:26 PM Pg: 1 of 3

2083
5893140 DZ SCS

AFTER RECORDING THIS INSTRUMENT
SHOULD BE RETURNED TO:

Ivan Puljic
Gaines & Puljic Ltd.
10 South LaSalle Street
Suite 3500
Chicago, Illinois 60603-1024

SPECIAL WARRANTY DEED

THIS INDENTURE, made as of May 14, 2012, from **Scherston Real Estate Investments, LLC, an Illinois limited liability company**, having an address of 1199 E. Higgins Road, Schaumburg, Illinois 60173 ("Grantor"), to **BRANDON M. CRUZ, a(n) married man**, having an address of 1912 N. Sheffield, Chicago, Illinois 60657 ("Grantee"), WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, by Grantee, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto Grantee, and to its successors and assigns FOREVER, all of that certain real estate situated in the County of Cook and State of Illinois known and described in Exhibit A attached hereto and made a part hereof, together with all and singular improvements and fixtures located thereon, the hereditaments and appurtenances thereunto belonging, or in anywise appertaining and the reversion or reversions, remainder or remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of Grantor, either in law or equity of, in and to the above described premises, with the hereditaments and appurtenances (collectively, the "Real Property").

TO HAVE AND TO HOLD the Real Property unto Grantee, and to its successors and assigns in Fee Simple forever. The Real Property does not constitute homestead property.

The Real Property is being transferred "as is" with no representations or warranties of any sort.

Box 400-CTCC

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IN WITNESS WHEREOF, said party of the first part has caused its name to be duly signed to this Special Warranty Deed as of the day and year first above written.

GRANTOR:

**Scherston Real Estate Investments, LLC,
an Illinois limited liability company**

By: *Stan Czerwien*
Stan Czerwien, authorized signatory

ACKNOWLEDGEMENT

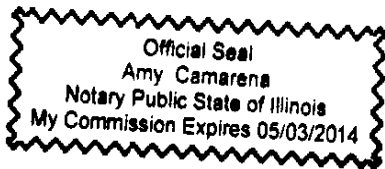
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT, Stan Czerwien, the authorized signatory of SCHERSTON REAL ESTATE INVESTMENTS, LLC, an Illinois limited liability company, appeared before me in person and acknowledged that he signed and delivered the foregoing instrument as his free and voluntary act and the free and voluntary act of the Company for the purposes set forth herein.


Given under my hand and notarial seal this 10 day of May, 2012.

Amy Camarena
Notary Public

My commission expires on May 3, 2014



| | | |
|--|-----------|------------|
| REAL ESTATE TRANSFER | | 05/15/2012 |
|  | COOK | \$1,925.00 |
|  | ILLINOIS: | \$3,650.00 |
| | TOTAL: | \$5,475.00 |
| 14-32-228-019-0000 20120501602299 W8695W | | |

| | | |
|---|----------|-------------|
| REAL ESTATE TRANSFER | | 05/15/2012 |
|  | CHICAGO: | \$27,375.00 |
| | CTA: | \$10,950.00 |
| | TOTAL: | \$38,325.00 |
| 14-32-228-019-0000 20120501602299 2BX5ZR | | |

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EXHIBIT A

LEGAL DESCRIPTION

LOT 30 IN BLOCK 8 IN CUSHMAN'S SUBDIVISION OF BLOCK 4 IN SHEFFIELDS ADDITION TO CHICAGO IN SECTION 32, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property CKA: 2015 N. Dayton Street, Chicago, Illinois 60614

PIN: 14-32-228-019-0000

All future tax bills shall be sent to:

Brandon Cruz
2015 N. Dayton Street
Chicago IL 60614

Property of Cook County Clerk's Office