

UNOFFICIAL COPY



Doc#: 1223046003 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/17/2012 10:04 AM Pg: 1 of 3

Special Warranty Deed

Above Space for Recorder's Use Only

THIS AGREEMENT between Bank of America, N.A., party of the first part, and David Dorrance party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN and 00/100 Dollars and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of said corporation, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit: *(see legal description rider attached as page 3 hereto).*

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as described on legal description rider, attached hereto, with the appurtenances, unto the party of the second part, his/her/their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his/her/their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND,

SUBJECT to: General Taxes for the year 2011 and subsequent years; Covenants, conditions and restrictions of record, if any;

The Grantee(s), or purchaser(s), of the Property may not re-sell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the Grantor's execution of this deed.

Permanent Real Estate Index Number(s): 20-11-308-062-1128
Address(es) of Real Estate: 1000 E. 53rd St. Unit 308 S, Chicago, IL 60615

LEGAL DESCRIPTION Attached

FIDELITY NATIONAL TITLE

1/1
51004005

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The date of this deed of conveyance is August 3 2012.

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused its Seal to be hereto affixed, and has caused its name to be signed on the date stated herein.



Bank of America, N.A.

REAL ESTATE TRANSFER 08/15/2012



COOK \$43.00
ILLINOIS: \$86.00
TOTAL: \$129.00

20-11-308-062-1128 | 20120801600077 | QFSWKH

Tanna Weber AVP

REAL ESTATE TRANSFER 08/15/2012



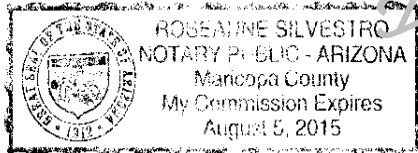
CHICAGO: \$645.00
CTA: \$258.00
TOTAL: \$903.00

20-11-308-062-1128 | 20120801600077 | UN2PU2

State of AZ

County of Maricopa ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Tanna Weber AVP personally known to me to be AUTHORIZED SIGNATORY FOR the above signed, and 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 severally acknowledged that as such he/she signed and delivered the said instrument, pursuant to authority, as their free and voluntary act, and as the free and voluntary act and deed, for the uses and purposes therein set forth.



Given under my hand and official seal August 3, 2012

(Impress Seal Here)
(My Commission Expires August 5, 2015)

Notary Public

This instrument was prepared by:
Mark Edison

1415 W. 22nd St. Tower F1
Oak Brook, IL 60523

Send subsequent tax bills to:

Recorder-mail recorded document to:

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Legal Description Rider

PARCEL 1: UNIT 308S IN THE RENAISSANCE PLACE AT HYDE PARK CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF LOTS IN RENAISSANCE PLACE HYDE PARK RESUBDIVISION BEING A SUBDIVISION IN EGANDALE, A SUBDIVISION OF THE EAST 118 ACRES OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00099447, AS AMENDED AND SUPPLEMENTED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE RIGHT TO USE PARKING SPACE 157, WHICH PARKING SPACE IS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "C" TO THE COMMUNITY DECLARATION FOR RENAISSANCE PLACE AT HYDE PARK RECORDED AS DOCUMENT NUMBER 00098916, AS AMENDED AND SUPPLEMENTED FROM TIME TO TIME.

PARCEL 3: NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR COMMON USE AND ENJOYMENT AND INGRESS AND EGRESS AS SET FORTH IN THE COMMUNITY DECLARATION FOR RENAISSANCE PLACE AT HYDE PARK RECORDED AS DOCUMENT NUMBER 00098916, AS AMENDED AND SUPPLEMENTED FROM TIME TO TIME, AND IN THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR RENAISSANCE PLACE AT HYDE PARK CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00099447, AS AMENDED AND SUPPLEMENTED FROM TIME TO TIME.