

UNOFFICIAL COPY



Doc#: 1224918048 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/05/2012 11:52 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

This Agreement, made this 20th day of June, 2012, between RESIDENTIAL FUND MANAGER 303, LLC, a corporation created and existing under and by virtue of the laws of the State of IA, and duly authorized to transact business in the State of Illinois, party of the first part, and

John T. Colovos & Gus Kouvelis, 1225 Indian Hill Dr., Bensenville, IL 60106 party of the second part,

Witnesseth, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other 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 Directors of said Corporation, by these presents does REMISE, RELEASE, ALIEN, AND CONVEY all the following described real estate, situated in the County of COOK, State of Illinois known and described as follows, to wit:

The North 15 feet of Lot 39 and Lot 40 (except the North 10 feet thereof) in Block 6 in Jacobs Subdivision of the West 1/2 of the West 1/2 of the Northeast 1/4 of Section 30, Township 39 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois.

Permanent Index Number(s): 20-30-216-077-0000

Commonly Known As: 7323 S. Damen Ave., Chicago, IL 60636


SUBJECT TO: covenants, conditions and restrictions of record so long as they do not interfere with Grantee's use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements

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 above described, 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.

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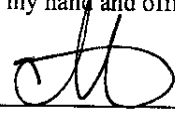
IN WITNESS WHEREOF, said party of the first party has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its authorized representative.

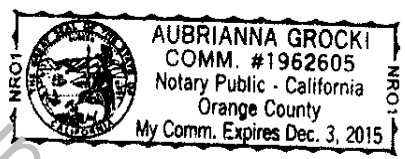
By:  *Damon Dang, Authorized Representative*
As an Officer of R.E.M.I.C., as Managing Member for Residential Fund Manager 303, LLC

State of California)
County of Orange) SS.

I, Aubrianna Grocki, a Notary Public in and for the said County, in the state aforesaid, DO HEREBY CERTIFY that Damon Dang, personally known to me to be the Authorized Representative of RESIDENTIAL FUND MANAGER 303, LLC, a Corporation, 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 Authorized Representative, 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 as the free and voluntary act and deed of said Corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 20th day of June, 2012.


Notary Public



12.3.15
My Commission Expires

This instrument Prepared by:
Potestivo & Associates, P.C.
223 West Jackson Blvd. Suite 610
Chicago, IL 60606
Kimberly Goodell

Mail to :
~~John T. Colovos & Gus Kouvelis~~ → *John Mantas*
~~1225 Indian Hill Dr.~~ *1300 W Higgins Rd, Ste 209*
~~Bensenville, IL 60106~~ *Park Ridge, IL 60068*

SEND SUBSEQUENT TAX BILLS TO:
John T Colovos and Gus Kouvelis
1225 Indian Hill Rd
Bensenville, IL 60100

REAL ESTATE TRANSFER	08/30/2012
CHICAGO:	\$157.50
CTA:	\$63.00
TOTAL:	\$220.50
20-30-216-077-0000 20120801606750 4VX6J5	

REAL ESTATE TRANSFER	09/05/2012
COOK	\$10.50
ILLINOIS:	\$21.00
TOTAL:	\$31.50
20-30-216-077-0000 20120801606750 3716KG	