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This Document Prepared By:

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1033 Skokie Blvd., Suite 250
Northbrook, IL 60062

Doc#: 1228510073 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/11/2012 12:40 PM Pg: 1 of 3

And After Recording Return To:

Leia S. Reditis, Esq.
11017 S. Westwood Dr.
Palos Hills, IL 60465

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE ONLY

SPECIAL WARRANTY DEED

The Grantor, **DEARBORN STREET HOLDINGS, LLC – SERIES 1**, an Illinois limited liability company for and in consideration of TEN AND 00/100 Dollars, and other good and valuable consideration, in hand paid, **GRANTS, BARGAINS, SELLS AND CONVEYS** to **EDWARD LANGLE** and **KARINA V. LANGLE**, husband and wife, as joint tenants with a right to survivorship, having an address at 10819 S. Kedzie Avenue, Chicago, IL 60655, all interest in the following described real estate situated in the County of Cook, in the State of Illinois (the "Property"), to wit:

THE WEST 25 FEET OF THE EAST 50 FEET OF LOT 1 IN BOYER AND HIGGINS SUBDIVISION OF BLOCKS 25 AND 32 IN HILLS SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Tax Number: 24-14-419-036-0000

Property Address: 3402 W. 111th St., Chicago, Illinois 60641

TO HAVE AND TO HOLD the Property, together with all and singular the privileges and appurtenances belonging thereto 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 Grantor, either in law or equity, of, in and to the Property, with the hereditaments and appurtenances, unto the said Grantee, its successors and assigns forever.

Grantor, for itself and its successors, represents and warrants that the Property has not been alienated or encumbered by Grantor in any way whatsoever, **EXCEPT FOR AND SUBJECT TO** those matters described on Exhibit A attached hereto and made a part hereof (the "Permitted Exceptions"); and that Grantor **WILL WARRANT AND DEFEND** the Property against all persons lawfully claiming, or to claim the same, by, through or under Grantor, subject to the Permitted Exceptions.

THIS IS NOT HOMESTEAD PROPERTY.

Dated this 9 day of October, 2012

DEARBORN STREET HOLDINGS, LLC – SERIES 1, an Illinois limited liability company

By: Thomas H Bessler
THOMAS H. BESSLER, Vice President

Box 400-CTCC

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call FA 931 85 DEAREN

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

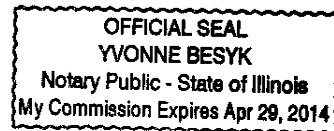
I, the undersigned, a Notary Public in said County in the State aforesaid, DO HEREBY CERTIFY that Thomas Bessler, a Vice President of DEARBORN STREET HOLDINGS, LLC – SERIES 1, an Illinois limited liability company, and personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Vice President, appeared before me this day in person and acknowledged that as such Vice President, he signed and delivered the said instrument pursuant to proper authority, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 9th day of October, 2012.

[Signature]
Notary Public

My commission expires: 4-29-14

[seal]



Mail subsequent tax bills to:

EDWARD and KARINA LANGLE
10819 S. Kedzie Avenue
Chicago, IL 60655

REAL ESTATE TRANSFER 10/11/2012



CHICAGO: \$277.50
CTA: \$111.00
TOTAL: \$388.50

24-14-419-036-0000 | 20120901603909 | LAZWD2

REAL ESTATE TRANSFER 10/11/2012



COOK \$18.50
ILLINOIS \$37.00
TOTAL \$55.50

24-14-419-036-0000 | 20120901603909 | SMKS90

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EXHIBIT A

PERMITTED EXCEPTIONS

1. Property taxes and special assessments which are not yet due and payable as of the date hereof.
2. Acts done or suffered to be done by Grantee or its affiliates or anyone claiming by, through or under Grantee or its affiliates (including, without limitation, Grantee's mortgage and other financing documents, if any).
3. Rights or claims of parties in possession not shown by public records.
4. Any lien, or right to a lien, for services, labor or material heretofore or hereafter furnished, imposed by law and not shown by the public records.
5. The rights of tenants in possession under any leases affecting the Property.
6. All covenants, conditions, restrictions, easements and other matters of record.
7. Party wall and other agreements made between Rose Coyne and Martin Coyne, her husband and Bernadette Kohler and Clifford Kohler, her husband and recorded January 16, 1987 as Document 87032558.
8. Right, title and interest of utility company to maintain overhead wires over the northwesterly corner of the Property as disclosed by survey made by V3 Engineers, Scientists, Surveyors dated May 15, 2012, No. 10029.27.