

# UNOFFICIAL COPY



Doc#: 1235941033 Fee: \$40.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/24/2012 09:45 AM Pg: 1 of 2

110700062861

**MAIL TAX BILL TO:**

SONIA GARCIA  
1015 E. PRAIRIE AVE.  
DES PLAINES, IL  
60016

**MAIL RECORDED DEED TO:**

SONIA GARCIA  
1015 E. PRAIRIE AVE.  
DES PLAINES, IL 60016

**PREPARED BY:**

David T. Cohen & Associates, Ltd  
10729 W. 159<sup>th</sup> Street  
Orland Park, IL 60467  
(708) 460-7711

2/3

**SPECIAL WARRANTY DEED**  
(Corporation to Individuals)

**THE GRANTOR, TCF NATIONAL BANK**, a federal banking institution created and existing under and by virtue of the laws of the United States of America, and duly authorized to transact business in the State of Illinois, having its principal office at the following address: 800 Burr Ridge Parkway, Burr Ridge, IL 60527, for and in consideration of the sum of TEN AND NO/100THS (\$10.00) DOLLARS, in hand paid, and pursuant to the authority given by the Board of Directors of said corporation **CONVEYS AND WARRANTS** to SONIA GARCIA, a married woman of \_\_\_\_\_, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

**LEGAL DESCRIPTION:**

LOT 8 (EXCEPT THE WEST 50 FEET THEREOF) IN BLOCK 29 IN DES PLAINES MANOR TRACT NUMBER 2, A SUBDIVISION OF PART OF THE WEST 1/2 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**COMMONLY KNOWN AS:** 1015 E. PRAIRIE AVENUE, DES PLAINES, IL 60016

**PERMANENT INDEX NO.:** 09-17-321-026-0000

**ATGF, INC.**

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real



REAL ESTATE TRANSFER TAX \$ 2.00 PER 1,000.00  
NO. 54633

11  
28  
12

1015 E PRAIRIE  
CITY OF DES PLAINES

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INT OR

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estate taxes not yet due or payable, any special assessments not yet due or payable; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

In witness whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice President and attested to by its Vice President, this 6 day of November, 2012.

TCF NATIONAL BANK

BY: Randy Fuchser

ATTEST: [Signature]

STATE OF ILLINOIS )

) SS.

COUNTY OF DUPAGE )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Randy Fuchser, personally known to me to be a Vice President of TCF NATIONAL BANK, a Minnesota corporation, and Jeff Memeti, personally known to me to be an Vice President of said 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 Vice President and Vice President, they signed and delivered the said instrument as Vice President and Vice President of said corporation, 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 6 day of November, 2012.

Commission expires:



[Signature]

Notary Public

REAL ESTATE TRANSFER 12/03/2012



COOK \$67.50

ILLINOIS: \$135.00

TOTAL: \$202.50