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Doc#: 1300735049 Fee: \$40.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/07/2013 12:17 PM Pg: 1 of 2

120700002960

MAIL TAX BILL TO:

Jose A. Cervantes
7309 W 56th St.
Summit, IL 60501

MAIL RECORDED DEED TO:

Jose A. Cervantes
7309 W 56th St.
Summit, IL 60501

PREPARED BY:

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

20f2

SPECIAL WARRANTY DEED

(Corporation or Individuals)

JOINT TENANTS

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 **JOSE A. CERVANTES**, _____ of _____ and **MARIA A. CERVANTES**, husband + wife **AS JOINT TENANTS**, not as tenants in common but as joint tenants, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION:

LOT 4 AND THE WEST 10 FEET OF LOT 3 IN BLOCK 3 IN HARLEM HEIGHTS, BEING A SUBDIVISION OF OUT LOT 2 IN CANAL TRUSTEES SUBDIVISION OF THE NORTH 1/2 AND THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 7309 W. 56TH STREET, SUMMIT, IL 60501

Permanent Index No.: 18-13-209-052-0000

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 12/12/2012



COOK	\$25.00
ILLINOIS:	\$50.00
TOTAL:	\$75.00

A. G. F., INC.

S Y
P 2
S N
SC Y
INT AS

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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 December, 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 a 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 Presidents, they signed and delivered the said instrument as Vice Presidents 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 December, 2012.

Commission expires:



[Signature]
Notary Public