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SPECIAL WARRANTY DEED

Flagstar Bank FSB, by Green River Capital LC, its attorney in fact ("Grantor") in consideration of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby convey and quit claim to Jagdamba International LLC, ("Grantee") the following described real estate in Cook County, Illinois:



Doc#: 1300826307 Fee: \$42.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/08/2013 02:01 PM Pg: 1 of 3

See attached Exhibit A for Legal Description

P.I.N. # 06-36-313-043-1045

Property Commonly Known As: 6600 Scott Lane, Unit 11, Hanover Park, IL 60133

Grantor warrants to the Grantees and Grantees heirs and assigns that it has not done or suffered to be done anything to the property during Grantor's ownership thereof or in any manner encumbered the property except as expressly set forth in this deed and further covenants and warrants that it will defend the property against all persons asserting claims through Grantor contrary to the foregoing limited warranty. ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, ARE HEREBY EXPRESSLY DISCLAIMED, THIS CONVEYANCE OF REAL ESTATE AND IMPROVEMENTS THEREON IS MADE "AS-IS", WITHOUT REPRESENTATION OR WARRANTY OF ANY KIND EXCEPT THE WARRANTY OF TITLE EXPRESSLY PROVIDED HEREIN.

Dated: November 7, 2012

Flagstar Bank FSB,
By: Green River Capital LC, its attorney in fact

By: AVIVA RUSH, VICE PRESIDENT

This document prepared by:
Kluever & Platt, LLC
65 E. Wacker Place, Suite 2300
Chicago, IL 60601

Mail subsequent tax bills to ~~and after recording~~
~~return to:~~

Jagdamba International LLC
35 Olympic Drive
South Barrington, IL 60010

Mail to: Dean & Galanopoulos
340 W. Butterfield Rd
Elmhurst, IL 60126

BOX 334 CT

CT1 (L) RE 0100545 2012

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UNIT NUMBER 6600-11 IN THE PEBBLEWOOD COURT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:
LOTS 1 TO 12 (EXCEPT THE SOUTHWESTERLY 5 FEET OF LOTS 8, 9, 10 AND 11 AS MEASURED PERPENDICULARLY TO THE SOUTHWESTERLY LINE THEREOF TAKEN FOR ROAD PURPOSES) IN J. R. WILLENS HANOVER TERRACE APARTMENTS, ASSESSMENT PLAT, A SUBDIVISION OF (EXCEPT THE WESTERLY 20 FEET OF THE SOUTHERLY 200 FEET) OUTLOT A AND LOTS 1 TO 11 IN HANOVER PARK TERRACE, A SUBDIVISION OF PART OF SECTIONS 35 AND 36, TOWNSHIP 41 NORTH, RANGE 9 TOGETHER WITH A STRIP OF LAND 121 FEET WIDE LYING EASTERLY AND ADJOINING SAID OUTLOT A AND LOT 11 IN SECTION 36, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;
WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0702906027; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

County of Cook County Clerk's Office

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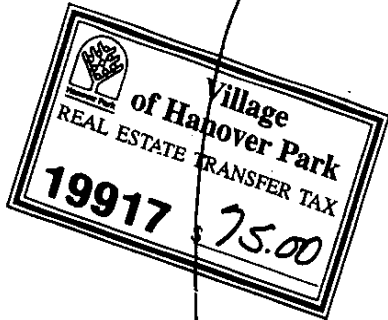
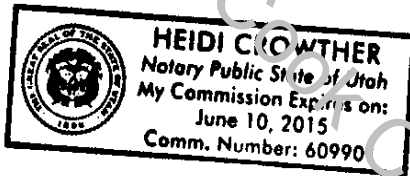
STATE OF UTAH)
) SS:
COUNTY OF SALT LAKE)

I, Heidi Crowther, Notary Public, in and for the County and State aforesaid, DO
HEREBY CERTIFY, that Aviva Bush personally known to me to the
Vice President of Green River Capital Lc, and personally known to me to be the
same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and
severally acknowledged that as such Vice President, he 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 his free and voluntary act, and as the free
and voluntary act and deed of said corporation, for uses and purposes therein set forth.

Given under my hand and official seal this 14 day of Nov., 2012.

Heidi Crowther
Notary Public

My Commission Expires: _____



REAL ESTATE TRANSFER		12/18/2012
COOK		\$12.50
ILLINOIS		\$25.00
TOTAL:		\$37.50

06-36-313-043-1045 | 20121101604165 | HB2130