

UNOFFICIAL COPY

AFTER RECORDING RETURN TO:

EDWARD G. PEERA
7236 ARCADIA
MORTON GROVE, IL 60053



Doc#: 1303546263 Fee: \$42.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/04/2013 03:15 PM Pg: 1 of 3

PERMANENT INDEX NUMBER:

09-13-405-045-0000

PROPERTY ADDRESS:

7236 Arcadia St.
Morton Grove, Illinois 60053

SPECIAL WARRANTY DEED

THIS INDENTURE is made as of December 31, 2012 between PB IL OREO, LLC, an Illinois limited liability company, having an address of 70 W. Madison Street, Suite 200, Chicago, Illinois 60602 (the "Grantor"), and EDWARD PEERA and SUE PEERA, having an address of 2525 W. Farragut, Chicago, Illinois 60625 (the "Grantee");

WITNESSETH, Grantor, for and in consideration of the sum of Ten Dollars in hand paid by the Grantee, the receipt whereof is hereby acknowledged, by these presents does hereby GRANT, SELL AND CONVEY unto the Grantee, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, the real estate, together with any and all improvements located thereon and all rights, easements and appurtenances thereto in any way belonging (collectively, the "Property"), situated in the County of Cook, State of Illinois, and as described on Exhibit A attached hereto.

Grantor hereby covenants, promises and agrees, to and with Grantee, its successors and assigns, that it has not done or suffered to be done, anything whereby the Property granted is, or may be, in any manner encumbered or charged, except as herein recited; and that the Property, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND.

IN WITNESS WHEREOF, Grantor has signed this instrument the day and year first above written.

PB IL OREO, LLC

VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP
NO. 04634 AMOUNT \$ 795.00 DATE 12-31-12
ADDRESS 7236 Arcadia
BY J Sheehan

By: [Signature]
Its: MANAGING DIRECTOR

By: [Signature]
Its: Nancy C. Barrett
Managing Director

FIDELITY NATIONAL TITLE 52008989

1082

3

UNOFFICIAL COPY

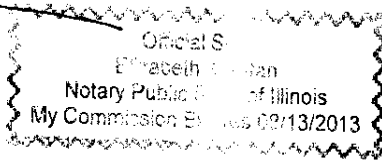
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

The undersigned, ELIZABETH GAYTAN, a notary public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that ANDREW J. CATHLINA and NANCI C. BARRETT, 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 they signed and delivered the said instrument as their and voluntary act, on behalf of PB IL OREO, LLC, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 21st day of DECEMBER, 2012.



Notary Public



This instrument was prepared by: H. Jeffrey McCown, McCown Law Offices, 22837 S. Wirth, Frankfort, Illinois 60423

REAL ESTATE TRANSFER	12/31/2012	
	COOK	\$132.50
	ILLINOIS:	\$265.00
	TOTAL:	\$397.50
09-13-405-045-0000 20121201605539 MH0BAF		

UNOFFICIAL COPY

Exhibit A

Legal Description

LOT 24 IN ROBBINS MEADOW LANE UNIT NUMBER 1, BEING A SUBDIVISION IN THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS ACCORDING TO THE PLAT REGISTERED AS DOCUMENT 1483166

PERMANENT INDEX NUMBER:

09-13-405-045-0000

PROPERTY ADDRESS:

7236 Arcadia St
Morton Grove, Illinois 60053

Property of Cook County Clerk's Office