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MAIL TO:

ServiceLink Hopewell Campus
4000 Industrial Boulevard
Aliquippa PA 15001
(800) 439-5451
SL # 300 1003

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS



Doc#: 1304557005 Fee: \$44.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/14/2013 08:51 AM Pg: 1 of 4

THIS INDENTURE, made this 10th day of January, 2013, between **Wells Fargo Bank, NA**, duly authorized to transact business in the State of Illinois, party of the first part, and **Sean Green** party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$50,000.00 (Fifty Thousand Dollars and no Cents) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all interest in the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

*single

SEE ATTACHED EXHIBIT A

SUBJECT TO GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE; ANY SPECIAL ASSESSMENTS NOT YET DUE AND 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.

Together with all and singular the hereditaments and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record."

PERMANENT REAL ESTATE INDEX NUMBER(S): **32-06-100-066-1008**
PROPERTY ADDRESS: **2311 W 183rd Street, #108 Homewood, IL 60430**

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EXHIBIT A

ALL THAT CERTAIN CONDOMINIUM SITUATE IN THE COUNTY OF COOK, STATE OF ILLINOIS, DESCRIBED AS FOLLOWS: PARCEL 1: UNIT NUMBER 108 AS DELINEATED ON SURVEY OF A TRACT OF LAND LEGALLY DESCRIBED AS FOLLOWS: {HEREINAFTER REFERRED TO AS "PARCEL"}: THAT PART OF LOTS 1 AND 2 (TAKEN AS A TRACT) IN THE SUBDIVISION OF THE NORTH 462 FEET OF THAT PART OF THE NORTH WEST 1/4 LYING WESTERLY OF THE WESTERLY RIGHT OF WAY LINE OF THE ILLINOIS CENTRAL RAILROAD AND THAT PART OF THE NORTH WEST 1/4 OF SECTION 6, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT A POINT OF INTERSECTION OF THE WESTERLY RIGHT OF WAY LINE OF ILLINOIS CENTRAL RAILROAD AND SOUTH LINE OF SAID LOTS 1 AND 2 (TAKEN AS A TRACT) SAID POINT BEING 465.08 FEET SOUTHWESTERLY (AS MEASURED ON SAID RIGHT OF WAY LINE) OF A LINE 33 FEET SOUTH OF (MEASURED AT RIGHT ANGLES) THE NORTH LINE OF THE NORTH WEST 1/4 OF SECTION 6, THENCE SOUTHWESTERLY ON THE WESTERLY RIGHT OF WAY LINE OF SAID RAILROAD, TO THE POINT OF INTERSECTION WITH THE NORTH LINE OF FLOSSWOOD SUBDIVISION, A SUBDIVISION OF THAT PART OF THE NORTH WEST 1/4 OF SECTION 6; THENCE WESTERLY ON THE NORTH LINE OF FLOSSWOOD SUBDIVISION, TO THE POINT OF INTERSECTION WITH A LINE 350.81 FEET EAST OF AND PARALLEL TO THE WEST LINE OF THE NORTH WEST 1/4 OF SECTION 6; THENCE NORTHERLY ON SAID PARALLEL LINE TO THE POINT OF INTERSECTION WITH A LINE 180 FEET NORTH OF AND PARALLEL TO THE NORTH LINE OF FLOSSWOOD SUBDIVISION; THENCE EASTERLY ON THE LAST NAMED PARALLEL LINE TO THE POINT OF INTERSECTION WITH A LINE 581 FEET EAST OF AND PARALLEL TO THE WEST LINE OF THE NORTH WEST 1/4 OF SECTION 6; THENCE NORTHERLY ON THE LAST NAMED PARALLEL LINE, A DISTANCE OF 32 FEET TO A POINT; THENCE SOUTHEASTERLY ON A STRAIGHT LINE A DISTANCE OF 24.33 FEET TO THE POINT OF INTERSECTION WITH A LINE 180 FEET NORTH OF AND PARALLEL TO THE NORTH LINE OF FLOSSWOOD SUBDIVISION; THENCE EASTERLY ON THE LAST NAMED PARALLEL LINE TO THE POINT OF INTERSECTION WITH A LINE 70 FEET WESTERLY OF AND PARALLEL (AS MEASURED AT RIGHT ANGLES) TO THE WESTERLY RIGHT OF WAY LINE OF SAID RAILROAD; THENCE NORTHEASTERLY ON THE LAST NAMED PARALLEL LINE, A DISTANCE OF 80.83 FEET TO A POINT, THENCE SOUTHEASTERLY ON A STRAIGHT LINE, A DISTANCE OF 70 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY SOUTH CHICAGO SAVINGS BANK, A CORPORATION OF ILLINOIS, NOT INDIVIDUALLY BUT SOLELY AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 21, 1970 AND KNOWN AS TRUST NUMBER 11-1506 FILED FOR RECORD IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, AS DOCUMENT LR 2726217 AND RECORDED WITH THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 22537313 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID

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PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) PARCEL 2: A PERPETUAL EASEMENT FOR THE BENEFIT OF PARCEL 1, AFORESAID (EXCEPT THAT PART THEREOF FALLING IN LOT 1 AFORESAID) (BUT NOT EXCLUSIVELY) BY VEHICLE, FOOT AND CONVEYOR AND FOR LIGHT AND AIR, AS CREATED BY DEED FROM HENRY GOTTSCHALK, AND SOPHIE GOTTSCHALK, WIFE, TO MAUD CORY DATED DECEMBER 27, 1922 AND RECORDED DECEMBER 28, 1922 AS DOCUMENT NUMBER 7759972 ON AND OVER A STRIP OF LAND 50 FEET IN WIDTH EXTENDING FROM THE WESTERLY LINE OF THE 'PARCEL' OF PARCEL 1 AFORESAID TO THE EAST LINE OF WESTERN AVENUE, THE SOUTHERLY LINE OF SAID PRIVATE ROAD BEING THE SOUTHERLY LINE OF SAID 'PARCEL' OF PARCEL 1, AFORESAID EXTENDED WESTWARD TO SAID PUBLIC ROAD AND THE NORTHERLY LINE OF WHICH SAID ROAD BEING PARALLEL WITH SAID SOUTHERLY LINE AND 50 FEET, MEASURED AT RIGHT ANGLES, DISTANT THEREFROM, ALL IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: **2311 W 183rd Street, #108 Homewood, IL 60430**