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IL-030240

After Recording Return To:

Danny Kuo and Nancy Kuo
3127 Valcour Drive
Glenview, IL 60026

Doc#: 1306549009 Fee: \$42.25
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/06/2013 10:45 AM Pg: 1 of 2

(Space Above This Line for Recording Data)

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is made as of the **21st day of February, 2013**, between Pulte Home Corporation, a Michigan corporation, whose principal place of business is 1901 N. Roselle Road, Suite 1000, Schaumburg, IL 60195, as GRANTOR, and Danny Kuo and Nancy Kuo, husband and wife, as joint tenants with right of survivorship residing at 439 Wilshire Drive West, Wilmette, 60091, as GRANTEE.

The Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does GRANT, BARGAIN, SELL, and CONVEY to the Grantee, the following described real estate situated in the County of **Cook**, in the state of Illinois ("real estate"):

Lot 15-1, Final Plat of Subdivision Regency at the Glen, being a part of the Northeast Quarter of Section 28, Township 42 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois, pursuant to the plat thereof recorded in Cook County, Illinois on May 17, 2012, as Document No. 1213829040.

Permanent Real Estate Index No.: 04-28-200-081-0000 (Underlying PIN/Parent)

Address of Property: 3127 Valcour Drive, Glenview, IL 60026

Together with any and all hereditaments and appurtenances belonging or pertaining to the real estate, and all the estate, right, title and interest of the Grantor in and to the real estate;

TO HAVE AND TO HOLD the real estate unto the Grantee and grantee's heirs and assigns forever, and the Grantor does WARRANT AND DEFEND title to the real estate against all persons lawfully claiming, or claim the same, by, through or under the Grantor, but not otherwise, subject to the following permitted exceptions: real estate taxes and assessments not yet due, patent reservations, covenants, conditions, restrictions, water rights, rights-of-way, easements, matters shown on the recorded community plat, and all other matters of record.

Prepared by:

Roxanne Huege
Pulte Home Corporation, a Michigan corporation
1901 N. Roselle Road, Suite 1000
Schaumburg, IL 60195

Send Subsequent Tax Bill To:

Danny Kuo and Nancy Kuo
3127 Valcour Drive
Glenview, IL 60026

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IN WITNESS WHEREOF, the Grantor has or have hereunto set their hand or hands the day and year first above written.

Pulte Home Corporation, a Michigan corporation

BY: _____

Roxanne Huege
Closing Coordinator

STATE OF Illinois)
COUNTY OF Cook)

This instrument was acknowledged before me this February 21, 2013 by Roxanne Huege, Closing Coordinator of Pulte Home Corporation, a Michigan corporation, on behalf of the corporation.

Notary Public

My Commission Expires: 12/20/16
(SEAL)

