



Doc#: 1306641002 Fee: \$44.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/07/2013 09:37 AM Pg: 1 of 4

WHEN RECORDED MAIL TO:

Curtis J. Tarver, II
Saulter Tarver LLP
330 S. Wells, Suite 1110
Chicago, IL 60606

NAME AND ADDRESS OF TAXPAYER:

George R. Thorn and Eric A. Layne
1040 E. 47th St., Unit 4N
Chicago, IL 60653

SPECIAL WARRANTY DEED

THIS AGREEMENT, made between **GREAT LAKES BANK, N.A.**, a national banking association, 11346 S. Cicero Avenue, Alsip, IL 60803 ("Grantor"), and **GEORGE R. THORN and ERIC A. LAYNE**, of 31 Lyndhurst Street, Dorchester, MA 02124 ("Grantees").

WITNESSETH, that Grantor, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid by the Grantees, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors for said corporation, by these presents does **REMISE, RELEASE, ALIEN and CONVEY** unto the Grantees, and to Grantees' successors and assignees, **FOREVER**, all of Grantor's right, title and interest in the real property and improvements owned by Grantor and located in the County of Cook, State of Illinois, as such real property ("Premises") is more particularly described in Exhibit A, consisting of one (1) page, attached hereto and made a part hereof.

TOGETHER with all tenements, hereditaments and appurtenances, if any, on the Premises or related thereto, and any reversions, remainders, rents, issues or profits on the Premises. Grantees acknowledge that by this Deed Grantor warrants only claims made by, through or under Grantor, and that there may be limitations or restrictions on the ownership rights of Grantor in the Premises where Grantor acquired its ownership with such limitations or restrictions, or as a result of applicable law; and Grantees accept delivery of this Deed with this understanding and on this condition.

Grantor also hereby grants to the Grantees, their successors and assigns, as rights and easements appurtenant to the above-described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium referred to in the legal described attached hereto as Exhibit A, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

This is not a conversion condominium and no tenants have rights of first refusal.

SUBJECT, however, to real estate taxes for the year 2012 and subsequent years, covenants, conditions and restrictions of record.

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REAL ESTATE TRANSFER 02/27/2013



COOK	\$52.00
ILLINOIS:	\$104.00
TOTAL:	\$156.00

20-02-317-057-1006 | 20130201603929 | QVVNT0

REAL ESTATE TRANSFER 02/27/2013



CHICAGO:	\$780.00
CTA:	\$312.00
TOTAL:	\$1,092.00

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TO HAVE AND TO HOLD the same unto Grantees, and their successors and assignees, forever.

Grantor, for itself, and its successors, does covenant, promise and agree to and with Grantees, and Grantees' successors and assigns, that Grantor has not done or suffered to be done, anything whereby the said Premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said Premises, against all persons lawfully claiming, or to claim the same, by, through, or under Grantor, hereby will warrant and defend, EXCEPT; subject however, to all the matters set forth herein.

IN WITNESS WHEREOF, the said Grantor has caused this instrument to be signed by its authorized representative and its Bank seal to be affixed hereto, as of the 26th day of FEBRUARY, 2013.

GREAT LAKES BANK, N.A., a national banking association

(SEAL)

By [Signature]
to SENIOR VICE PRESIDENT

STATE OF ILLINOIS)
)SS:
COUNTY OF COOK)

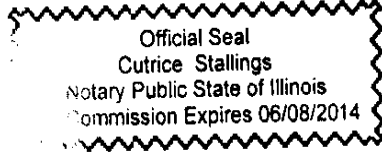
I, CUTRICE STALLINGS, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that THOMAS J. ROMAN, personally known to me to be the SR. VICE President of GREAT LAKES BANK, N.A., a national banking association, and personally known to me to the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed said instrument as his free and voluntary act and as the free and voluntary act and deed of said Bank, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 26th day of FEBRUARY, 2013.

[Signature]
Notary Public

My commission expires: June 8, 2014

Prepared by:
Ronald N. Primack
Law Offices of Ronald N. Primack, LLC
18401 Maple Creek Drive, Suite 100
Tinley Park, IL 60477
(708) 444-0277



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EXHIBIT A LEGAL DESCRIPTION

Parcel 1:

Unit 4N together with its undivided percentage interest in the common elements in 1047 East 47th Street Condominium as delineated and defined in the Declaration recorded as Document No. 0727815081, as amended by an amended and restated declaration of condominium ownership recorded September 6, 2011 as Document Number 1124922052, in the East ½ of the Southwest ¼ of Section 2, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

Exclusive use for parking and storage purposes in and to Parking Space No. 1, and Storage Space No. 1, limited common elements, as set forth and defined in the aforesaid Declaration of Condominium and survey as amended and restated, in Cook County, Illinois.

PIN: 20-02-317-057-1006

Commonly known as: 1040 E. 47th Street, Unit 4N, Chicago, IL 60653

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