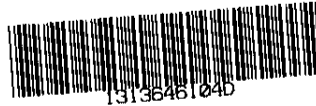


# UNOFFICIAL COPY

Chicago Title Insurance Company  
**SPECIAL WARRANTY DEED**  
(Corporation to Individual)



Doc#: 1313646104 Fee: \$40.00  
RHSP Fee: \$10.00 Affidavit Fee:  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/16/2013 11:17 AM Pg: 1 of 2

Property of Cook County Recorder of Deeds

53010148  
F. Deedy

J

**THIS INDENTURE**, made this 17th day of April, 2013 between CENTRUST BANK, N.A., a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and Rafael Mendoza and ChamNa Chhin, not as Tenants in Common, but as Joint Tenants; (**GRANTEE'S ADDRESS**) 177 Sycamore Drive, #506, Park Forest, Illinois 60466

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN & 00/100 DOLLARS, and other good and valuable consideration 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 said party of the second part, and to their heirs and assigns, FOREVER, all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

UNIT 236 IN TIERRA GRANDE COURTS CONDOMINIUM, AS DELINEATED ON SURVEY OF CERTAIN LOT OR LOTS IN TIERRA GRANDE COURTS, A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 10, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 15, 1972 AS DOCUMENT 22052057 IN COOK COUNTY, ILLINOIS (HEREINAFTER REFERRED TO AS 'PARCEL', WHICH SURVEY IS ATTACHED AS EXHIBIT : "A"-1 TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 23, 1973 AS DOCUMENT 22260451 AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** Covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, general taxes for the year 2012 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

Permanent Real Estate Index Number(s): 31-10-200-089-1220

Address(es) of Real Estate: 4162 192nd Court, Unit 236, Country Club Hills, Illinois 60478

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said 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 TO HOLD** the said premises as above described, with the appurtenances, unto the said party of the second part, their heirs and assigns forever.

NO. 13-014  
\$ 170.00  
REAL ESTATE  
TRANSFER TAX

# UNOFFICIAL COPY

And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered 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 it, it **WILL WARRANT AND FOREVER DEFEND.**

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary/Chief Lending Officer, the day and year first above written.

Centrust Bank, N.A.

By James McMahon  
James McMahon  
President

Attest Terrance Rosenberger  
Terrance Rosenberger  
Secretary

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that James McMahon personally known to me to be the President of the Centrust Bank, N.A. and Terrance Rosenberger personally known to me to be the Secretary/Chief Lending Officer, of said corporation, and personally known to me to be the same persons whose names are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Officers they signed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

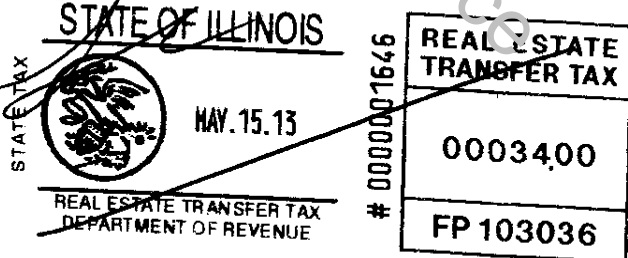
Given under my hand and official seal, this 19<sup>th</sup> day of March, 2013.



[Signature] (Notary Public)

Prepared By: Harry P. Stinespring, III  
269 North Bay Court  
Lake Barrington, Illinois 60010

Mail To: Jerrold V. Hobfoll  
247 East Chestnut #701  
Chicago, IL 60611



Name & Address of Taxpayer:  
Rafael Mendoza and ChamNa Chhim  
4164 192nd Court  
Country Club Hills, Illinois 60478

