

UNOFFICIAL COPY

13-03567

SPECIAL WARRANTY DEED

(Corporation to Individual)



Doc#: 1315049077 Fee: \$40.00
RHSP Fee: \$10.00 Affidavit Fee:
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/30/2013 02:40 PM Pg: 1 of 2

This Indenture made this day of ___

___ May 6 ___, 2013 between

PNC Bank, National Association,

a National Association under the laws of the United States, and duly authorized to transact business in the State of Illinois, party of the first part, and

Ravi K. Parikh,

party of the second part.

(GRANTEE'S ADDRESS): 1510 North River West Court, Unit 38, Mount Prospect, IL 60056

WITNESSETH, that the said party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) 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, all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

UNIT NUMBER 1522-2A AND E-5 IN THE 12 OAKS AT RIVER WEST CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT ONE IN THE APARTMENTS OF RIVER WEST, A PLANNED UNIT DEVELOPMENT OF PART OF LOT "A" IN WOODVIEW MANOR, UNIT NO. 2, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 5, 1992 AS DOCUMENT NUMBER 92398886, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0523119050; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

Subject To: taxes not yet due and payable, general restrictions as they appear of record.

Permanent Real Estate Index Number: 03-24-416-045-1033 & 03-24-416-045-1089

Address of Real Estate: 1522 N. River West Ct., Unit 2A, Mount Prospect, IL 60056

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise 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 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.

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 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 it, it WILL WARRANT AND DEFEND.

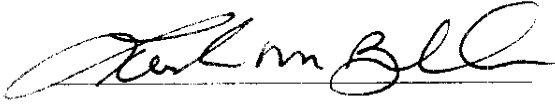
PREMIER TITLE

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SPECIAL WARRANTY DEED

The May 6, 2013

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its Officer _____, the day and year first above written.



PNC Bank, National Association
Leslie M. Bullio Officer


I, undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY ACKNOWLEDGE, that Leslie M. Bullio, personally appeared before me and acknowledged himself/herself as the Officer of PNC Bank, National Association and is the same person whose name is subscribed as the foregoing instrument, appeared before me this day in person and severally acknowledged that as such they signed and delivered the said instrument as pursuant to authority given by the Board of Directors of said corporation, as his/her 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 seal this 6th day of May, 2013.

My commission expires:

3/30/16

Signature: _____





JILL A. FORTNEY
Notary Public, State of Ohio
My Commission Expires
March 30, 2016

Prepared By: Joseph J. Klein, 2550 Golf Road - Suite 250, Rolling Meadows, Illinois 60008

Mail To: Ravi Parikh, 1111 Plaza Dr. - Suite 421, Schaumburg, IL 60173
Send Tax Bills To: Ravi Parikh, 1111 Plaza Dr. - Suite 421, Schaumburg, IL 60173

PREMIER TITLE
1350 W. NORTHWEST HIGHWAY
ARLINGTON HEIGHTS, IL 60004
(847) 255-7100

REAL ESTATE TRANSFER	05/28/2013
 COOK	\$37.00
 ILLINOIS:	\$74.00
TOTAL:	\$111.00

03-24-416-045-1033 | 20130401603832 | Q1REU9

