

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED



Doc#: 1319112326 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/10/2013 01:15 PM Pg: 1 of 2

Robin LMD WSH 5/26/13 (1382)

Property of Cook County Clerk's Office

THE GRANTOR, THH Interests, LLC – 4224 N. Wolcott, a Delaware limited liability company, for and in consideration of TEN AND NO/100 DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which are hereby expressly acknowledged, CONVEYS and WARRANTS to the GRANTEE, Elizabeth Denevi, married woman, 1311 Floral Street, Washington, D.C. 20012, all interest in the following described real estate situated in the County of Cook and State of Illinois, to wit:

A.

Lot 12 in Block 5 in Foster Montrose Boulevard Subdivision, a resubdivision of parts of the Northwest ¼ of the Southeast ¼ of Section 18, Township 40 North, Range 14 East of the Third Principal Meridian lying West of the Chicago and Northwestern Railroad right-of-way and except streets hereinbefore dedicated, in Cook County, Illinois.

Common Address: 4224 N. Wolcott<sup>AVE</sup>, Chicago, Illinois 60613  
Permanent Index No. 14-18-407-029-0000

SUBJECT TO: Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through buyers; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing.

Together with all hereditaments and appurtenances thereunto belonging, or appertaining thereto, and all reversions, 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, in and to the above-described premises; TO HAVE AND TO HOLD the said premises as above-described, with the appurtenances, unto the said parties of the second part, their successors and assigns, forever.

Said party of the first part, for itself and its successors, does hereby represent, covenant, promise and agree, to and with said parties of the second part, their successors and assigns, that it has not done or suffered to be done, anything whereby the 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 them, it WILL WARRANT AND FOREVER DEFEND.

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