

UNOFFICIAL COPY



SPECIAL WARRANTY DEED

Doc#: 1323419070 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/22/2013 12:58 PM Pg: 1 of 2

THIS CONVEYANCE made this 31st day of December 2012, between HAMMERHEAD DEVELOPMENT, LLC, an Illinois Limited Liability Company, 200 N. Dearborn St., Suite 801, Chicago, IL, party of the first part, and LILLIE HOPSON, of 64 East 102nd Place, Chicago, IL, party of the second part. WITNESSETH, that party of the first part, for and in consideration of the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, does CONVEY unto the party of the second part the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 127 AND THE EAST HALF OF LOT 128 IN ROSELAND HEIGHTS, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE TIDRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PIN: 25-10-322-041-0000

COMMON ADDRESS: 64 East 102nd Place, Chicago, Illinois 60628

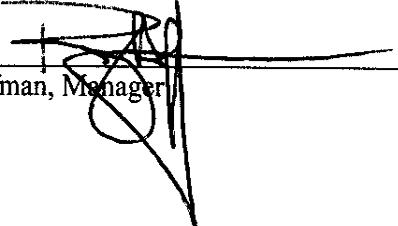
This deed is subject to any and all unpaid general real estate taxes and special assessments; real estate taxes and special assessments not due and payable; covenants, conditions and restrictions of record; building lines and easements, if any, any acts committed by the grantees as occupants of the property, and "as is" condition of the property.

The party of the first part does covenant, promise and agree, to and with the party of the second part, that they have not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged. The party of the first part makes no other warranties except that it is the true and lawful owner of this property with the right to convey same.

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IN WITNESS WHEREOF, said party of the first has executed this deed the day and year first above written.

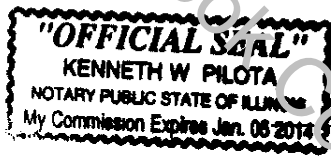
HAMMERHEAD DEVELOPMENT, LLC

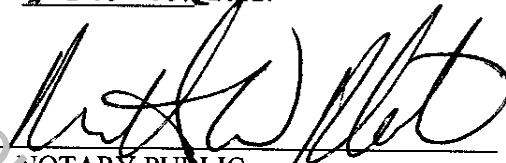
By: 
Roy Huffman, Manager

State of Illinois)
) SS
County of Cook)

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ROY HUFFMAN, Manager of Hammerhead Development, LLC, personally known to me to be to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 31ST day of DECEMBER 2012.




NOTARY PUBLIC

This instrument was prepared by Richard D. Glickman, 111 W. Washington St., Chicago, IL 60602

Send subsequent tax bills to:

REAL ESTATE TRANSFER 08/22/2013



CHICAGO: \$262.50
CTA: \$105.00
TOTAL: \$367.50

25-10-322-041-0000 | 20130701609021 | TWP7UP

REAL ESTATE TRANSFER 08/22/2013



COOK \$17.50
ILLINOIS: \$35.00
TOTAL: \$52.50

25-10-322-041-0000 | 20130701609021 | JGHD7D