

UNOFFICIAL COPY

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13-06810

SPECIAL WARRANTY DEED

(Corporation to Individual)



This Indenture made this day of ____

September 20, 2013 between

PNC Bank, National Association ,

Doc#: 1328155044 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/08/2013 03:05 PM Pg: 1 of 2

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

Jenica Galben,

party of the second part.

(GRANTEE'S ADDRESS): 15 Darlington Dr, Hawthorn Woods, IL 60047

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:

Parcel 1: Unit 912 and Parking Space 912 in the Renaissance Towers Condominium, as delineated on a survey of the following described real estate: Part of Lots 20 and 21 in Renaissance Subdivision, being a subdivision of part of the Northwest 1/4 of Section 14, Township 42 North, Range 10, East of the Third Principal Meridian in Cook County, Illinois, which survey is attached to the Declaration of Condominium recorded as Document No. 26190230, as amended from time to time, together with its undivided percentage interest in the common elements. Parcel 2: Easement for ingress and egress for the benefit of Parcel 1 as set forth in the Declaration of Easements recorded as Document No. 22955436.

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

Permanent Real Estate Index Number: 02-14-100-090-1193

Address of Real Estate: 1 Renaissance Place 912, Palatine, Illinois 60067

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

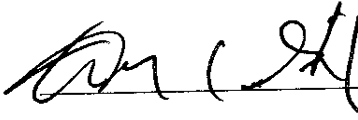
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UNOFFICIAL COPY

SPECIAL WARRANTY DEED

The September 20, 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

Thomas A. Goheen Jr., Officer

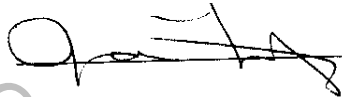
I, undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY ACKNOWLEDGE, that Thomas A. Goheen Jr., personally appeared before me and acknowledged himself/herself as the Officer of PNC Bank, National Association and is the same person whose name is subscribed as the foregoing 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 20th day of September, 2013.

My commission expires:

3/30/16

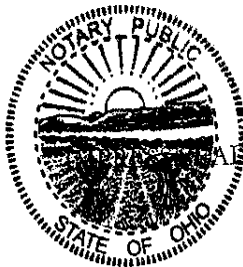
Signature:



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: JENICA GALBEN 15 DARLINGTON DR, HAWTHORN WOODS, IL 60047

Send Tax Bills To: SAME AS ABOVE

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|--|------------|
| REAL ESTATE TRANSFER | 10/02/2013 |
|  COOK | \$30.00 |
|  ILLINOIS: | \$60.00 |
| TOTAL: | \$90.00 |

02-14-100-090-1193 | 20130801606944 | NT8CLS

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