

UNOFFICIAL COPY

MAIL TO:

Law Offices Of Daniel M.
Greenberg
Daniel M. Greenberg
18141 Dixie Highway Suite 111
Homewood, IL 60430



Doc#: 1328819143 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/15/2013 04:27 PM Pg: 1 of 3

MAIL TAX BILLS TO:

Erwin E. Brown
22347 Tiburon Street,
Richton Park, IL 60471

2/3
1309-53774

SPECIAL WARRANTY DEED

THE GRANTOR(S): BSLB, LLC, 1430 Branding Ave, Suite 175, Downers Grove, IL 60515, A Limited Liability Company 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, for and in consideration of (\$10.00) TEN DOLLARS, in hand paid, and pursuant to authority given by the Company does **CONVEY, BARGAIN, and SELL** to

Erwin E. Brown, 6045 Aspen Lane, Matteson, IL 60443

all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

(See legal description attached hereto and made a part hereof)

SUBJECT TO: covenants, conditions, and restrictions of record, and to General Taxes not yet due and payable.

And the Grantor, for itself, and its successors, does covenant, promise, and agree, to and with the Grantee, its 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**, subject to all matters set forth herein.

Grantor makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the Grantor acquired title.

Permanent Index Number (PIN): 31-³²21-106-002-0000

Address of Real Estate: 22347 Tiburon Street, Richton Park, IL 60471

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IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by its
 Manager this date: October 7, 2013

BSLB, LLC

William Wheeler
 By: William Wheeler, Manager

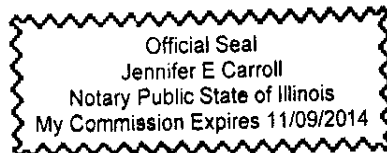
State of Illinois) I, the undersigned, a Notary Public in and for said County, in the State
) is aforesaid, DO HEREBY CERTIFY that William Wheeler as Manager of
 County of Cook) BSLB, LLC, personally known to me to be the same person(s) whose name(s)
) is subscribed to the foregoing instrument, appeared before me this day in
) person, and acknowledged that he signed, sealed and delivered the said
) instrument as his free and voluntary act, for the uses and purposes therein set
 IMPRESS SEAL HERE) forth, including the release and waiver of the right of homestead.



Given under my hand and official seal, this date: October 7, 2013

Commission expires November 9, 2014

Jennifer E Carroll
 (Notary Public)

This instrument was prepared by Griffin & Gallagher, L.L.C., 10001 S. Roberts Road, Palos Hills, IL
 60465
Jennifer E. Carroll



REAL ESTATE TRANSFER	10/15/2013
 COCK	\$95.00
 ILLINOIS:	\$190.00
TOTAL:	\$285.00

31-32-106-002-0000 | 20131001601240 | EPP7YH

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Legal Description:

LOT 273 IN LAS FUENTES PHASE ONE, BEING A SUBDIVISION OF PART OF THE NORTHWEST ¼ OF SECTION 32, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 12, 2007 AS DOCUMENT 0716315025 AND CERTIFICATE OF CORRECTION RECORDED AS DOCUMENT 0721346008 AND 0829746145, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office