UNOFFICIAL COPY

SPECIAL WARRANTY DEED

U.S. BANK NATIONAL ASSOCIATION AS **LEGAL TITLE TRUSTEE FOR TRUMAN 2012**

SC2 TITLE TRUST



1331804023 Fee: \$40.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 11/14/2013 09:09 AM Pg: 1 of 2

THIS INDENTURE is made this 15th day of 000 day, 2013, between U.S. Bank National Association as Legal Title Trustee for Trustee for Trust, party of the first part, and Matthew Cullen and Elizabeth Cullen, husband and wife, 1026 W. Gerse Street, Chicago, Illinois 66057, as joint tenants, parties of the second part.

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration, in hand paid by the parties of the second part, the receipt and sufficiency of which are hereby expressly ecknowledged, and pursuant to the authority of the Board of Directors of said corporation, by these presents, does hereby KEMISE, RELEASE and CONVEY unto said parties of the second part, and to their successors and assigns, forever, all of the following described land situated in the County of Cook and State of Illinois, to wit:

Lot 7 in Resubdivision of Lots 33 and 46 in Keeter and Zander's Grayland Park Addition to Irving Park, a subdivision of Lot 1 in Circuit Court Partition in Section 21, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Common Address:

3705 N. Lavergne Avenue, Chicago, Illinois 60641

Permanent Index No.

13-21-222-018-0000

SUBJECT TO: Covenants, conditions, and restrictions of record; public and with easements; acts done by or suffered through Buyer; existing leases and tenancies, if any; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet are apply payable at the time of closing. Property sold "AS IS" and "WHERE IS"

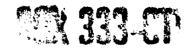
Together with all hereditaments and appurtenances thereunto belonging, or appertaining thereto, and all reversions, remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, in and to 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 a sign, 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 hat the said premises, against all persons lawfully claiming, or to claim the same, by, through or under them, it WILL WARRANT AND FOREVER DEFEND.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed and has caused its be signed to these presents by Mitchell Sambeau attested this 15th day of October, 2013.

> Page 1 of Special Warranty Deed Sale of 3705 N. Lavergne Avenue, Chicago, Illinois 60641





1331804023D Page: 2 of 2

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U.S. BANK NATIONAL ASSOCIATION AS **LEGAL TITLE TRUSTEE FOR TRUMAN** 2012 SC2 TITLE TRUST

ATTEST			By:		
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	ne whose)) §§)		V	
Mitchell Se Trustee for T Others Los	ruman 2012 SC2 Title	Trust, and the	the State aforesaid, does here of U.S. Bank Nar above-named ion as Legal Title Trustee for the foregoing instrument, pe	tional Association 15. Lope 2 Truman 2012 S	as Legal Title
day in person, an company for the		gned. sealed and del t fo th.	ivered the said instrument as the said instru		
N	MELISSA A. CHAFFEE lotary Public, State of New Registration #01CH61856 Qualified in Dutchess Cour mmission Expires April 21,	York 78 nty	Melissa Notary P	<u>a.Cl</u>	ffer
Prepared by:	James A. Larson, Esq. Larson & Associates, P 230 W. Monroe – Suite Chicago, Illinois 60606	2220	Ty C		
Mail to:	Daniel G. Quinn, Esq. 4479 Central Avenue Western Springs, Illino	is 60558	746		
Send Tax Bills To:	Matthew Cullen and El 1026 W. George Street Chicago, Illinois 60657			0,	
REAL ES	TATE TRANSFER	10/24/2013	REAL ESTATE TRA	NSFER COOK	10/24/2013
	CHICAGO:	\$2,085.00		ILLINOIS:	\$139.00 \$278.00

REAL ESTATE 1	10/24/2013	
	CHICAGO:	\$2,085.00
	CTA:	\$834.00
	TOTAL:	\$2,919.00
13-21-222-018-	0000 2013100160607	/3 Z4DRF3

TOTAL: \$417.00 13-21-222-018-0000 | 20131001606073 | MWTAXV