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1307-5305

MAIL TO:

Hampton Law Offices
David Matthew Hampton
22376Prairie Trail Lane
Frankfort, IL 60423



Doc#: 1401713040 Fee: \$42.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A.Yarbrough
Cook County Recorder of Deeds
Date: 01/17/2014 01:25 PM Pg: 1 of 3

MAIL TAX BILLS TO:

Christine Pendleton
6448 South Dorchester Avenue
Unit 2
Chicago, IL 60637-

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

J. #A SINGLE WOMAN
Christine Pendleton, 2620 W Washington Boulevard, Chicago, IL 60612

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): 20-23-213-101-1002

Address of Real Estate: 6448 South Dorchester Avenue Unit 2, Chicago, IL 60637-

PRAIRIE TITLE SERVICES
6821 W. NORTH AVE.
OAK PARK, IL 60302

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IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by its
 Manager this date: December 12, 2013

BSLB, LLC

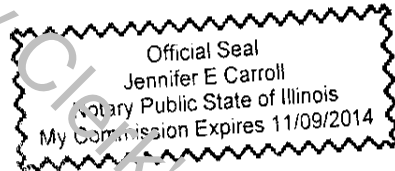
X *William Wheeler*
 By: William Wheeler, Manager


State of Illinois)
 County of Cook) I, the undersigned, a Notary Public in and for said County, in the State
 aforesaid, DO HEREBY CERTIFY that William Wheeler as Manager of
 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
 forth, including the release and waiver of the right of homestead.



Given under my hand and official seal, this date: December 12, 2013

Commission expires 11-09-2014 *Jennifer E Carroll*
 (Notary Public)

This instrument was prepared by Griffin & Gallagher, LLC, 10001 S. Roberts Road, Palos Hills, IL
 60465



REAL ESTATE TRANSFER	01/17/2014
 CHICAGO:	\$937.50
CTA:	\$375.00
TOTAL:	\$1,312.50
20-23-213-101-1002 20140101601125 GU6FRE	

REAL ESTATE TRANSFER	01/17/2014
  COOK:	\$62.50
ILLINOIS:	\$125.00
TOTAL:	\$187.50
20-23-213-101-1002 20140101601125 B5W655	

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Legal Description:

UNIT NUMBER 2 IN 6448 S. DORCHESTER CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 32 IN BLOCK 2 IN THOMAS A. HALL'S ADDITION TO HYDE PARK, BEING A SUBDIVISION OF PART OF THE WEST ½ OF THE NORTHEAST ¼ OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 12, 2007 AS DOCUMENT NUMBER 0716322081; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.