

# UNOFFICIAL COPY



Doc#: 1415422041 Fee: \$40.00  
RHSP Fee:\$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/03/2014 10:37 AM Pg: 1 of 2

BD

**After Recording**  
**Mail To:**  
Barrister Title  
15000 S. Cicero Avenue  
Oak Forest, Illinois 60452

## SPECIAL WARRANTY DEED ILLINOIS STATUTORY

PLEASE RETURN TO:  
BARRISTER TITLE  
15000 SO. CICERO AVE.  
OAK FOREST, IL 60452

14 BAR 30883

THE GRANTOR, **COLONIAL CAPITAL, LLC, SERIES VENTURES**, an Illinois limited liability company, with its principal office at Suites 14&15 The Aquarium, 101 Lower Anchor Street, Chelmsford, CM2 0AU, United Kingdom, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, GRANTS, CONVEYS and SELLS to **WALEED A N A BEN-NASER**, Al Sarraf Tower, 14<sup>th</sup> Floor, Ahmed Al Jaber Street, Sharq, Kuwait, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 27 AND THE EAST 1/2 OF LOT 26 IN HODGDON'S SUBDIVISION OF BLOCK 3 AND PART OF BLOCK 4 OF WEBSTER & PERKIN'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 20-08-429-004-0000  
COMMONLY KNOWN AS: 939 W. 54<sup>TH</sup> PLACE, CHICAGO, ILLINOIS 60609

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real estate taxes not yet due and payable; covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the premises hereby conveyed.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

Dated this 14<sup>th</sup> day of May 20 14.

**COLONIAL CAPITAL, LLC, SERIES VENTURES**,  
an Illinois limited liability company

By: [Signature]  
Kevin Neil, Manager, by Julie Realmuto, his attorney in fact

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STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Kevin Neil, by Julie Realmuto, his attorney in fact, personally known to me 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, 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 14<sup>th</sup> day of May, 2014.



Diana L. Small (Notary Public)

**Prepared by:**



Julie Realmuto  
McCarthy Duffy LLP  
180 N. LaSalle, Suite 1400  
Chicago, Illinois 60601


**Mail To:**

Barrister Title  
15000 S. Cicero Avenue  
Oak Forest, Illinois 60452

**Name and Address of Taxpayer:**

**WALEED A N A BEN-NASER**  
Shorewood Properties  
13811 S. Western  
Blue Island, Illinois 60406

REAL ESTATE TRANSFER		06/02/2014
	COOK	\$60.00
	ILLINOIS:	\$120.00
TOTAL:		\$180.00
20-08-429-004-0000   20140501603455   V569B6		

REAL ESTATE TRANSFER		06/02/2014
	CHICAGO:	\$900.00
	CTA:	\$360.00
TOTAL:		\$1,260.00
20-08-429-004-0000   20140501603455   HPP9HS		