

UNOFFICIAL COPY

1/2 14-03938-SC
SPECIAL WARRANTY DEED

(Corporation to Individual)



Doc#: 1426155145 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/18/2014 02:52 PM Pg: 1 of 2

This Indenture made this day of ___

July 25, 2014 between

PNC Bank, National Association,

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

Donald F. D'Antonio and Jeffrey M. Leong,

party of the second part.

(GRANTEE'S ADDRESS): 1336 N. Burling St., Chicago, IL 60610

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:

PREMIER TITLE

Parcel 1:

Unit #3D in 5225 North Ashland Condominium, as delineated on a survey of the following described real estate: Lots 34, 35 and 36 in Nathan and Wohlleben's Resubdivision of Lots 21 through 30, inclusive, in Louis E. Henry's Subdivision of the West 1/2 of the Northwest 1/4 of Section 8, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois. Which survey is attached to the Declaration of Condominium recorded as Document No. 0021191164, together with its undivided percentage interest in the common elements.

Parcel 2:

The exclusive right to use Parking Space P-1, a limited common element as delineated on the survey attached to the Declaration aforesaid, recorded as Document No. 0021191164.

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

Permanent Real Estate Index Number: 14-08-122-037-1010

Address of Real Estate: 5225 N. Ashland Ave., #3D, Chicago, IL 60640

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.

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SPECIAL WARRANTY DEED

The July 25, 2014

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.

Stephanie R. Pinkard, Officer

PNC Bank, National Association

Stephanie R. Pinkard
Officer, PNC Bank, National Association

Authorized Signer

State: Ohio

County: Butler

I, undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY ACKNOWLEDGE, that Stephanie R. Pinkard 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.

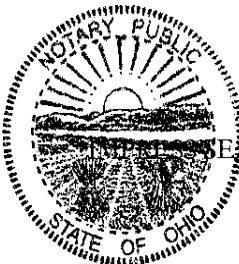
Given under my hand and seal this 25th day of July, 2014.

My commission expires:

3/30/16

Signature:

Jill A Fortney



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: Jeffrey M. Leong 1336 N. Burling Chicago, IL 60610

Send Tax Bills To: Jeffrey M. Leong 1336 N. Burling Chicago, IL 60610

REAL ESTATE TRANSFER TAX		10-Sep-2014
	CHICAGO:	540.00
	CTA:	216.00
	TOTAL:	756.00

14-08-122-037-1010 | 20140701615951 | 1-575-658-624

REAL ESTATE TRANSFER TAX		10-Sep-2014
	COUNTY:	36.00
	ILLINOIS:	72.00
	TOTAL:	108.00

14-08-122-037-1010 | 20140701615951 | 1-978-311-808

PREMIER TITLE
1000 JORIE BLVD., SUITE 136
OAK BROOK, IL 60523
630-571-2111