

# UNOFFICIAL COPY



Doc#: 1512734074 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/07/2015 01:12 PM Pg: 1 of 3

RETURN TO:  
WILK SILVER, LLC  
1000 GERMANTOWN PIKE, SUITE J-4  
PLYMOUTH MEETING, PA 19462  
File No. REO-46744

NAME & ADDRESS OF TAXPAYER:  
RICHARD MARCINIAK  
5240 BASELINE ROAD  
OSWEGO, IL 60543

THIS DOCUMENT PREPARED BY:  
RONALD G. WILK, ESQUIRE  
1000 GERMANTOWN PIKE, SUITE J-4  
PLYMOUTH MEETING, PA 19462  
ATTORNEY ID #6316041

TAX ID NO.: 18-02-214-023-0000

COOK COUNTY REAL ESTATE TRANSACTION TAX	MAY -7.15	REAL ESTATE TRANSFER TAX
		0006825
REVENUE STAMP		FP 103042
STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	MAY -7.15	REAL ESTATE TRANSFER TAX
		0013650
REAL ESTATE TRANSFER TAX		FP 103037

## SPECIAL WARRANTY DEED

THIS INDENTURE made and entered into on this 15<sup>th</sup> day of April, 2015, by and between BANK OF AMERICA, N.A., organized and existing under the laws of THE UNITED STATES OF AMERICA, of 101 South Tryon Street, Charlotte, NC 28280 hereinafter referred to as Grantor(s) and Richard Marciniak, of 5240 Baseline Road, Oswego, IL 60543, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantors, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, have this day given, granted, bargained, sold, conveyed and confirmed and do by these presents give, grant, bargain, sell, convey and confirm unto the said Grantee the following described real estate located in COOK County, ILLINOIS:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

Prior instrument reference: DOCUMENT NO. 1422515042 Recorded: 8/13/2014

CCRD REVIEWER R

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TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee and unto Grantee's heirs, administrators, successors or assigns, forever in fee simple.

Grantor hereby warrants to the Grantee(s) that title to the subject real property described herein is the same quality which was received by the Grantor. Grantor's warranty is limited solely to matters arising from the acts or omissions of the Grantor occurring solely during the period of the Grantor's ownership of the subject real property. This limited warranty is binding upon the Grantor, its successors and assigns.

AFFIX TRANSFER TAX STAMP

OR

"Exempt under provisions of Paragraph e"  
Section 21-41, Real Estate Transfer Tax Act

Date \_\_\_\_\_

Signature of Buyer, Seller or Representative \_\_\_\_\_

Assessor's parcel No. 18-02-216-013-0000

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals on this 15 day of APRIL, 2015.

BANK OF AMERICA, N.A.

BY: [Signature]

PRINT NAME: KERRI STEPHEN

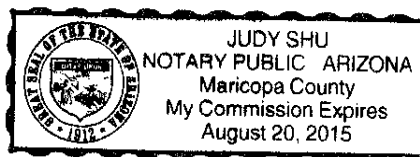
TITLE: AVP

STATE OF ARIZONA  
COUNTY OF MARICOPA

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT KERRI STEPHEN AVP of BANK OF AMERICA, N.A. is personally known to me to be the same person whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered said instrument as his/her/their free and voluntary act, for the purposes therein set forth.

Given under my hand and notarial seal, this 15 day of APRIL, 2015.

[Signature]  
Notary Public JUDY SHU  
My commission expires: 8-20-2015



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EXHIBIT A  
LEGAL DESCRIPTION

THE EAST 2.33 FEET OF LOT 9 AND LOT 10 IN WHITES FIRST ADDITION TO LYONS, BEING A SUBDIVISION IN THE SOUTH PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 15, 1893 AS DOCUMENT NUMBER 1955339, IN COOK COUNTY, ILLINOIS.

PIN: 18-02-214-023-0000

PROPERTY COMMONLY KNOWN AS: 8024 42nd Court, Lyons, IL 60534

Property of Cook County Clerk's Office