

# UNOFFICIAL COPY



## SPECIAL WARRANTY DEED (Corporation to Individual) (Illinois)

Doc#: 1626004029 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/16/2016 12:18 PM Pg: 1 of 2

THIS AGREEMENT, made this 29 day of August, 2016, between KILGORE REO, LLC, a corporation created and existing under and by virtue of the laws of the State of DE and duly authorized to transact business in the State of Illinois, as GRANTOR, and BERGER INVESTMENT GROUP, LLC

\_\_\_\_\_  
(Name and Address of Grantee)

as GRANTEE(S), WITNESSETH, GRANTOR, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration in hand paid by the GRANTEE(S), 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 GRANTEE(S), and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and State of Illinois known and described as follows, to wit:

LOT 9 N BLOCK 3 IN B. W. WOODS NORMAN PARK SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, N COOK COUNTY, ILLINOIS

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the GRANTOR, 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 GRANTEE(S), their heirs and assigns forever.

And the GRANTOR, for itself, and its successors, does covenant, promise and agree, to and with the GRANTEE(S), 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.

Permanent Real Estate Numbers: 20-28-115-024-0000

FIDELITY NATIONAL TITLE CH16029668

Address of the Real Estate: 7332-7334 S. LOWE AVE., CHICAGO, IL 60621

Grantor covenants that it is seized and possessed of the said land and has a right to convey it and warrants the title against the lawful claims of all persons claiming by, through, and under it but not further otherwise.

REAL ESTATE TRANSFER TAX		01-Sep-2016
	COUNTY:	20.00
	ILLINOIS:	40.00
	TOTAL:	60.00

20-28-115-024-0000 | 20160801651285 | 0-094-677-824

REAL ESTATE TRANSFER TAX		01-Sep-2016
	CHICAGO:	300.00
	CTA:	120.00
	TOTAL:	420.00 *

20-28-115-024-0000 | 20160801651285 | 1-449-061-184

\* Total does not include any applicable penalty or interest due.

Handwritten notes: CH16029668, S Y, P 2, S N, SC Y, INT AB

BOX 15

