

SPECIAL WARRANTY DEED
(Corporation to individual)
(Illinois)

CAUTION: Consult a lawyer before using or acting under the form.
All warranties, including merchantability and fitness, are excluded.

UNOFFICIAL COPY

86441093

THIS INDENTURE, made this 11th day of September, 1986 between URBAN VISIONS, INC.

a corporation 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, party of the first part, and JOSEPH GARRETT and ROSA L. GARRETT, his wife, not as Tenants in Common, but in Joint Tenancy, 7812 S. Sangamon, Chicago, IL (NAME AND ADDRESS OF GRANTEE)

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN AND 00/100 Dollars and other good and valuable consideration

DEPT-01 RECORDING 111.25
140444 TRAM 05/08 07/29/86 09:13:00
10213 4 10 * 32 414 1 6 7 2
COOK COUNTY RECORDER

Above Space For Recorder's Use Only

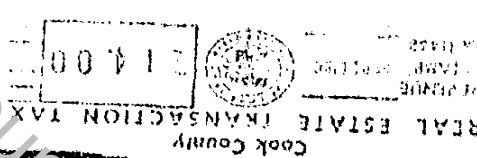
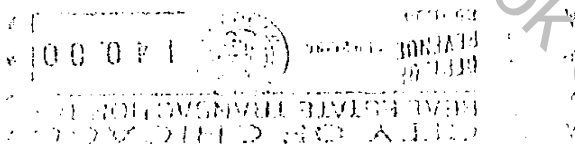
in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described land, situated in the County of Cook and State of Illinois known and described as follows, to wit:

Lot 3 except the North 30 feet thereof, and the North 20 feet of Lot 4 in Block 29 in West Auburn, a subdivision of Blocks 17 to 20 and 29 to 32 of the subdivision of the Southeast Quarter of Section 29, Township 33 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.

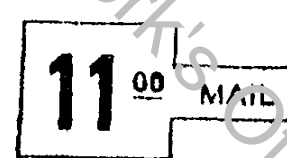
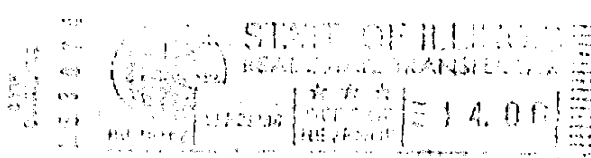
Property address: 7812 South Sangamon, Chicago, Illinois
Permanent Index No. 20-29-428-017 A11 W

Subject to restrictions, conditions and covenants of record and general real estate taxes for the year 1985 and subsequent years.

C/2905 JB



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Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise 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 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 party of the second part, their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the 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 incumbered 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 FOREVER DEFEND.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary, the day and year first above written.

By *Wass / Peter* President
Attest: *Howard Berland* Secretary

This instrument was prepared by Howard Berland, Esq., 19 W. Jackson Blvd., Chicago, Illinois 60604 (NAME AND ADDRESS)

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STATE OF ILLINOIS }
COUNTY OF COOK } ss.

I, the undersigned _____, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Warren J. Peters personally known to me to be the _____ President of the corporation, and Howard Berland personally known to me to be the _____ Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such _____ President and _____ Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their 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 official seal this 11th day of September, 1986.

Shirley Comust
Notary Public
Commission expires September 22nd, 1987

Property of Cook County Clerk's Office

Box _____

SPECIAL WARRANTY DEED

Corporation to Individual

86441093

TO _____

ADDRESS OF PROPERTY: _____



MAIL TO: Joseph Garrett, Jr and Ann Garrett
7812 S. Sangamon
Chicago, IL 60620

GEORGE E. COLE®
LEGAL FORMS