

SPECIAL WARRANTY DEED  
(Corporation to Individual)  
(Illinois)

NO. 803  
February, 1985

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90535227

THIS INDENTURE, made this 22nd day of August, 1990, between GRB, INC., 509 S. Oak Park Ave., Oak Park, IL 60304, 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 ANDRE MURPHY

(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 no/100 (\$100) Dollars and other good and valuable consideration

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 his 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 3 in Block 1 in Jernberg's Subdivision of the West 1/2 of the North West 1/4 of the South East 1/4 of Section 5, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois

SUBJECT TO: 1989 taxes and subsequent years taxes; covenants, conditions and restrictions of record; private, public and utility easements and roads and highways, if any; Mortgage held by America's Mortgage Servicing, Inc., f/k/a First Family Mortgage Corporation of Florida by virtue of mortgage dated October 8, 1987 and recorded October 14, 1987 as document No. 87556320 made by Andre Murphy to Westamerica Mortgage Company to secure a note in the principal sum of \$25,846.00 subsequently assigned to First Family Mortgage Corporation of Florida n/k/a America's Mortgage Servicing, Inc. by Assignment of Mortgage dated November 20, 1987 and recorded February 29, 1988 as document No. 88086570.

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, his 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, his 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 DEFEND, subject to: Only those matters stated hereon

Permanent Real Estate Index Number(s): 16-05-401-020-0000

Address(es) of real estate: 1152 N. Mayfield Ave., Chicago, IL 60657

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.

GRB, INC. (Name of Corporation)

By Gilbert Balin President

Attest: Richard Balin Secretary

This instrument was prepared by STEVEN R. DOBROFSKY, 166 W. Washington St., #220, Chicago, IL 60602 (NAME AND ADDRESS)

SEND SUBSEQUENT TAX BILLS TO

MAIL TO: BRUCE M. BUYER (Name) 205 W. WACKER - 705 (Address) CHICAGO, IL 60606 (City, State and Zip)

(Name) (Address) (City, State and Zip)



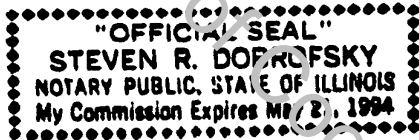
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STATE OF ILLINOIS )  
COUNTY OF COOK ) ss.

I, STEVEN R. DOBROFSKY, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that GILBERT BALIN personally known to me to be the \_\_\_\_\_ President of GRB, INC., a Illinois corporation, and Richard Balin, 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 22nd day of August, 1990.



*Steven R. Dobrofsky*  
Notary Public

Commission expires \_\_\_\_\_

046211  
CITY OF CHICAGO  
PROPERTY TRANSFER TAX  
142.50

DEPT-01 RECORDING \$13.25  
T#1111 TRAN 9876 11/01/90 13:07:00  
#793 #A \* -90 -535227  
COOK COUNTY RECORDER

Box \_\_\_\_\_

90535227

SPECIAL SEEDED

Corporation to Individual

G R B, INC.

TO

ANDRE MURPHY

ADDRESS OF PROPERTY:

1152 N. Mayfield

MAIL TO:

90535227

GEORGE E. COLE  
LEGAL FORMS