

**UNOFFICIAL COPY**

**SPECIAL WARRANTY DEED**

Handwritten notes and signatures in a box, including "FB SA" and "2350".

95906081

DEPT-01 RECORDING \$23.50  
T#6666 TRAN 5152 12/29/95 13:36:00  
#8675 # VF #--95-906081  
COOK COUNTY RECORDER

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made this 23rd day of June, 1995 between **COMMAND PROPERTIES, INC.**, c/o 166 W. Washington St., Suite 220, Chicago, IL 60602, 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 **PATRICIA CAMERON**, of 8640 S. Indiana Avenue, Chicago, IL 60619, party of the second part, **WITNESSETH**, that the party of the first part, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration 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 her heirs and assigns, **FOREVER**, all the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

Lot 97 in T. F. Baldwin's Subdivision of Block 3 of the Division of Section 19, Township 39 North, Range 14, lying East of the Third Principal Meridian, in Cook County, Illinois.

**SUBJECT TO:** Covenants, conditions and restrictions of record; private, public and utility easements and roads and highways, if any; party wall rights and agreements, if any; existing leases and tenancies; special taxes or assessments for improvements not yet completed; installments not due at the date hereof of any special tax or assessment for improvements heretofore completed; general taxes for the 2nd Installment of 1994 years taxes, if any, and subsequent years taxes and installments including taxes which may accrue by reason of new or additional improvements during the year(s) 1995 to the present, if any; to any condition that an inspection of the premises and an accurate survey would reveal; and to any City of Chicago Building Court Violations, if any.

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, her 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, her 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 the matters stated herein, but not otherwise.

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