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SPECIAL WARRANTY DEED

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. DEPT-01 RECORDING \$23.50  
 . T#0011 TRAM 2562 07/16/96 16:07:00  
 . #6305 + RV \*-96-542178  
 . COOK COUNTY RECORDER

[THE SPACE ABOVE FOR RECORDER'S USE ONLY]

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THIS INDENTURE, made this 26 day of June, 1996 between Bankers Trust Company, as Trustee for Holders of DL Mortgage Acceptance Corp., c/o 301 Congress Avenue, Suite 200, Austin, Texas 78701, duly authorized to transact business in the State of Illinois, party of the first part, and ~~XXXXXXXXXXXXXXXXXXXX~~ Midwest Trust Services, as Trustee \*, 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 party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the banking association, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to its successors 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:

235 B

LOT 7 IN THE RESUBDIVISION OF LOTS 25 TO 48 INCLUSIVE, IN BLOCK 7 IN THE CHICAGO LAND INVESTMENT COMPANY'S SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

1st AMERICAN TITLE UNIT # CA2979

Permanent Real Estate Index Number: 13-33-208-007  
 Address of Real Estate: 2241 N. Leamington Avenue, Chicago, Illinois 60639

**SUBJECT TO:** General taxes for the year 1996 and subsequent years taxes; building lines and building laws and ordinances; zoning laws and ordinances; visible public and private roads and highways; easements for public utilities which do not underlie the improvements on the property; other covenants and restrictions of record which are not violated by the existing improvements upon the property; and party wall rights and agreements.

Together with all and singular the hereditaments and appurtenances thereto 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, its successors 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, its successors 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** \*under Trust Agreement dated Oct. 23, 1995 and known as Trust No. 95-16915,

c/o 1600 N. Harlem, Elmwood Park, IL

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