

# UNOFFICIAL COPY

97207315

Loan # 138707 / Cobian

## SPECIAL WARRANTY DEED

or the consideration of One Dollar (\$1.00) and other valuable consideration, Bankers Trust Co. of California, N.A., as Trustee for Vendee Mortgage Trust 1992-2 does hereby convey to Saveriano Cobian and Maria D. Sandoval, the following described real estate in Cook County, State of Illinois:

The South 33 feet of the North 66 feet of the West 1/4 of Lot 24 in the Chicago Title and Trust Company's subdivision of the East 1/2 of the West 1/2 of the Northwest 1/4 of the Northeast 1/4 and the Southwest 1/4 of the Northeast 1/4 of Section 13, Township 38 North, Range 13, east of the Third Principal Meridian, in Cook County, Illinois  
C/K/A 5817 South Washtenaw, Chicago, Illinois 60629

25.50  
22.00  
c/p

Grantor does hereby Covenant with Grantee(s) and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under it, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: March 6, 1997

Bankers Trust Co. of California,  
N.A. as Trustee, By and through  
its Attorney-In-Fact  
First Nationwide Mortgage Company

Debra Rose  
Witness

Gail K. Nifontoff  
By: Gail K. Nifontoff  
Its: Vice President

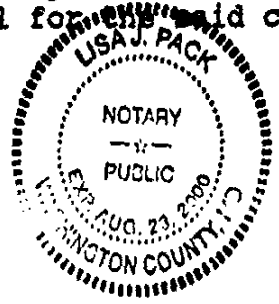
Robin A. Coon  
Witness

Debbie Kline  
By: Debbie Kline  
Its: Assistant Secretary

STATE OF MARYLAND )  
COUNTY OF FREDERICK ) ss.

97207315

On the 7th day of March, 1997, personally appeared before me Gail K. Nifontoff and Debbie Kline who being by me duly sworn, did say, each for herself, that she, the said Gail K. Nifontoff, is the Vice President, and she, the said Debbie Kline, is the Assistant Secretary of First Nationwide Mortgage Company, and that the within and foregoing instrument was signed in behalf of said corporation by authority of a resolution of its board of directors, and said Gail K. Nifontoff and Debbie Kline, each duly acknowledged to me that said corporation executed the same and that the seal affixed is the seal for said corporation.



[Signature]  
Notary Public  
Commission Expires 8/23/00

LAWYERS TITLE INSURANCE CORPORATION

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Mail to:  
Maria Colan-Sandoo  
5817 S. Washkew.  
Chicago 60629



Property of Cook County Clerk's Office

DEPT-01 RECORDING \$25.50  
14001 TRAN 8709 03/26/97 10:46:00  
\$7805 : RC #-97-207315  
COOK COUNTY RECORDER  
DEPT-10 PENALTY \$22.00

57207315

STATEMENT BY GRANTOR AND GRANTEE  
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The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 3-6, 1997 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before

me by the said \_\_\_\_\_

this 6 day of March,  
1997.



Notary Public [Signature]

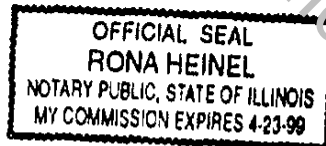
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 3-6, 1997 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before

me by the said \_\_\_\_\_

this 6 day of March,  
1997.



Notary Public [Signature]

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)