

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED

THIS AGREEMENT made this 5th day of May, 1997, between SHORELINE TAX INVESTMENTS, INC., an Illinois Corporation 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 Nicholas Renovations, Inc., having its office at 30 Fox Lane, Palos Park, Illinois 60464, party of the second part, WITNESSETH, that party of the first part, for and in consideration of the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, 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 real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

4214025/15C

The North 1/2 of Lot 4 in Block 10 in William B. Walrath's Subdivision of Part of the West 17 chains 2 links in Section 10, Township 39 North, Range 12, East of the Third Principal Meridian, According to the Plat thereof recorded October 13, 1910 as Document No. 4643766 in Cook County, Illinois.

PERMANENT INDEX NUMBERS: 15-10-310-015-0000  
COMMON STREET ADDRESS: 530 22nd Avenue, Bellwood, Illinois

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general taxes for the year 1996 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 1997.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainder, 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.

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DEPT-01 RECORDING \$23.50  
T#0010 TRAN 7779 05/07/97 13:00:00  
#6134 + CJ \*-97-321259  
COOK COUNTY RECORDER

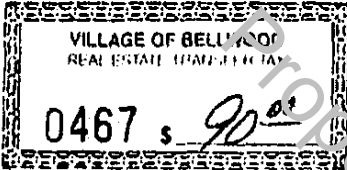
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And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby 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 same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: only the matters contained herein but not otherwise.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its President, and attested by its Secretary, this 5th day of May, 1997.

SHORELINE TAX INVESTMENTS, INC.



By William O'Donovan  
President

Attest: William O'Donovan  
Secretary

State of Illinois )  
                          ) SS  
County of Cook    )

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that William O'Donovan, personally known to me to be the President of SHORELINE TAX INVESTMENTS, INC. an Illinois Corporation, and William O'Donovan personally known to me to be the Secretary of said corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that such President and Secretary, signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, as his 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 5th day May, 1997.



Timothy T. Balin  
NOTARY PUBLIC

This instrument was prepared by Timothy T. Balin, Esq., 100 N. LaSalle, Suite 1111, Chicago, IL 60602.

Send subsequent tax bills to:

Mail To: JEFFREY E. MAREK      Nicholas Renovations, Inc.  
5144 ST. CHARLES RD. #400      30 FOX LAKE  
Berkeley, IL 60113              PAWS PARK, IL 60464

