

# UNOFFICIAL COPY

98723836



Chicago Title Insurance Company

## SPECIAL WARRANTY DEED (Corporation to Individual)

DEPT-01 RECORDING 125.  
140009 TRAN 3477 08:17:98 09:00:00  
44676 + JTW \*- 98-723836  
COOK COUNTY RECORDER

THIS INDENTURE made this 22<sup>nd</sup> day of JULY 1998 between PLEDGED PROPERTY II, LLC, 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 BENJAMIN MUNOZ, party of the second part.

(GRANTEE'S ADDRESS) 1422 W. FULLERTON, CHICAGO, ILLINOIS

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN & 00/100 Dollars 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 said party of the second part, and to his heirs and assigns FOREVER, all the following described land, situate in the County of COOK and State of ILLINOIS known and described as follows, to wit:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

### SUBJECT TO:

Permanent Real Estate Index Number(s): 13-36-302-034-0000  
Address(es) of Real Estate: 1932 N. WHIPPLE, CHICAGO, ILLINOIS 60647

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 said 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 said party of the second part, his heirs and assigns forever.

And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said 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 FOREVER DEFEND.

PRAIRIE TITLE  
6821 W. NORTH AVE.  
OAK PARK, IL 60302

CP-15240 1/2

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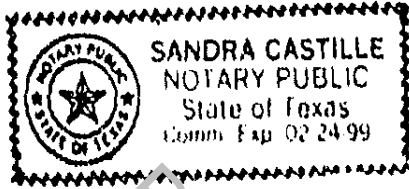
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In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Vice President, and attested by its Vice President, the day and year first above written.

PLEGDED PROPERTY II, LLC

By Terry L. Smith  
Terry L. Smith  
Senior Vice President



Attest Robert Norrell  
ROBERT NORRELL  
Vice President

STATE OF Texas COUNTY OF Harris ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Terry L. Smith personally known to me to be the Senior Vice President of the PLEDGED PROPERTY II, LLC and Robert Norrell personally known to me to be the Vice President, of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Senior Vice President and Vice President 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 22 day of June 1998  
Sandra Castille (Notary Public)

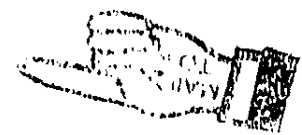
Prepared By: Fisher and Fisher  
120 N. LaSalle St., Suite 2520  
Chicago, Illinois 60602-

Mall To:  
BENJAMIN-MUNOZ  
1932 N. WHIPPLE  
CHICAGO, ILLINOIS 60647

Angel & Associates  
2233 Gross Point Rd. #205  
Skokie, IL 60077

Name & Address of Taxpayer:  
BENJAMIN MUNOZ  
1932 N. WHIPPLE  
CHICAGO, ILLINOIS 60647

Earl Angel  
5020 Cooper Lane  
Morton Grove, IL 60053



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STATE OF ILLINOIS	DEPT. OF REVENUE	AUG 14 98	REAL ESTATE TRANSFER TAX	88.00
COOK COUNTY	REVENUE	AUG 13 98	REAL ESTATE TRANSACTION TAX	44.00

CITY OF CHICAGO	REAL ESTATE TRANSACTION TAX	660.00
CHICAGO	REVENUE	660.00

LOT 11 IN BLOCK 2 IN ALVA TROWBRIDGE AND OTHERS SUBDIVISION OF THE EAST 19 ACRES OF THE WEST 38 ACRES OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXHIBIT "A"  
Legal Description

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