

GEORGE E. COLE
LEGAL FORMS

No. 803
November 1994

SPECIAL WARRANTY DEED
(Corporation to Individual)
(Illinois)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THIS AGREEMENT, made this 23RD day of JANUARY,
1998, between BEST QUALITY CONSTRUCTION CO.,

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
BRENT STACK of 1916 North Sheffield Avenue, #3,
Chicago, Illinois 60614

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(Name and Address of Grantee)

party of the second part, WITNESSETH that the party of the first part, for
and in consideration of the sum of TEN AND NO/100ths (\$10.00)

Dollars and _____ 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 **REMIT, RELEASE, ALIEN
AND CONVEY** unto the party of the second part, and to his 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:

Above Space for Recorder's Use Only

The West 16.66 feet of the East 88.52
feet of Lots 30 and 31 in Block 23 in
Canal Trustees, Subdivision of Section 7, Township 39 North, Range 14,
East of the Third Principal Meridian, in Cook County, Illinois;

Together with all and singular the hereditaments and appurtenances therunto 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, his 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, _____ 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:

Permanent Real Estate Number(s): 17-07-119-002-0000
Address(es) of real estate: 2209 West Ohio Street, Chicago, Illinois 60612.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its _____ President, and attested by its _____ Secretary, the day and year first above written.

BEST QUALITY CONSTRUCTION CO.

(Name of Corporation)

By Andrey Zubeck
ANDREJ ZUBEK President
Attest: Andrey Zubeck
ANDREJ ZUBEK Secretary

This instrument was prepared by JOHN W. SEREDA, JR., ATTORNEY AT LAW - 11732 S. Western Avenue
Chicago, Illinois 60643
(Name and Address)

BOX 300 011

UNOFFICIAL COPY

Robert G. Sereda

SEND SUBSEQUENT TAX BILLS TO:

BRENT STACK

(Name)

2209 West Ohio Street

(Address)

Chicago, Illinois 60612

(City, State and Zip)

MAIL TO:

3413 *R. Sereda*
 (Name)
 (Address)
 CH, IL 60617
 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

STATE OF ILLINOIS

COUNTY OF COOK

I, JOHN W. SEREDA, JR., a Notary Public

in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that ANDREJ ZUBEK personally known to me to be the President of BEST QUALITY CONSTRUCTION CO.,

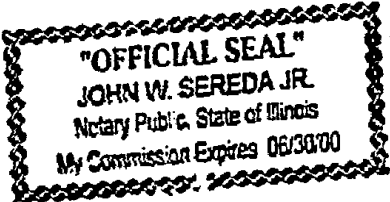
an ILLINOIS corporation, and ANDREJ ZUBEK, personally known to me to be the

Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such President and Secretary, 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 23rd day of JANUARY 1998.

John W. Sereda, Jr.
 Notary Public
 JOHN W. SEREDA, JR.
 Commission expires JUNE 30, 2000



Box _____
SPECIAL WARRANTY DEED

CO
 ADDRESS
 MAIL TO:

LEGAL FORMS