



99152776

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1999-02-16 13:27:57  
Cook County Recorder 25.00

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 18th day of NOVEMBER, 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 PATRICK MOORE

(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/100th (\$10.00) Dollars and

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 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:

BB Lots 26 to 28, both inclusive, taken as a tract (except the East 47.34 feet and the South 46.01 feet thereof) in C. J. Hull's Subdivision of Block 19 in Canal Trustees' Subdivision of Section 7, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois;

*See complete legal description*

Together with all and singular the hereditaments and appurtenances thereunto 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, 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 DEFEND, subject to:

Permanent Real Estate Number(s): 17-07-217-046-0000; 17-07-217-047-0000 & 17-07-217-048-0000.

Address(es) of real estate: 530 North Wood Street, Chicago, Illinois 60622.

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)

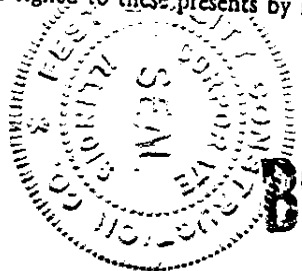
By Andrej Zubeck  
ANDREJ ZUBEK, President

Attest: Andrej Zubeck  
ANDREJ ZUBEK, Secretary

**BOX 333-CTI**

This instrument was prepared by JOHN W. SEREDA, JR., Attorney at Law - 11732 South Western Avenue  
(Name and Address) Chicago, Illinois 60643.

Butler / FI CTC



# UNOFFICIAL COPY

MAIL TO: Calvin A. Bernstein  
 (Name)  
180 N. LaSalle, Suite 1925  
 (Address)  
Chicago, IL 60601  
 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

PATRICK MOORE  
 (Name)  
530 North Wood Street  
 (Address)  
Chicago, Illinois 60622  
 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

STATE OF ILLINOIS

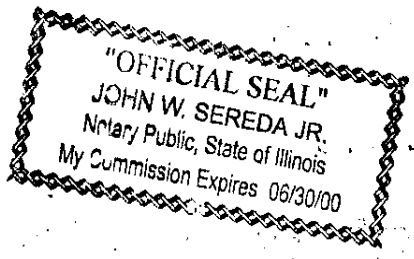
COUNTY OF COOK

ss.

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 President of BEST QUALITY CONSTRUCTION CO.  
 a Illinois corporation, and ANDREJ ZUBEK, personally known to me to be the  
Secretary 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 President and SECRETARY 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 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 18TH day of NOVEMBER 1998

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



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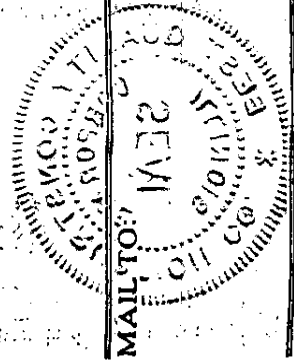
Box \_\_\_\_\_

SPECIAL WARRANTY DEED

Corporation to Individual

TO

ADDRESS OF PROPERTY:



GEORGE E. COLE  
LEGAL FORMS

# UNOFFICIAL COPY



## CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1401 007741776 DB  
STREET ADDRESS: 530 N. WOOD  
CITY: CHICAGO COUNTY: COOK  
TAX NUMBER: 17-07-217-046-0000

99152776

### LEGAL DESCRIPTION:

PARCEL 1 (C): LOTS 26 TO 28, BOTH INCLUSIVE, TAKEN AS A TRACT (EXCEPT THE EAST 47.34 FEET AND THE SOUTH 46.01 FEET THEREOF) IN C. J. HULL'S SUBDIVISION OF BLOCK 19 IN CANAL TRUSTEES' SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF RESTRICTIONS, EASEMENTS, PARTY WALL RIGHTS AND MAINTENANCE FOR 530 NORTH WOOD STREET TOWNHOUSES RECORDED AS DOCUMENT NUMBER 97491765.

CO. NO. 016  
2 8 6 2 4 8  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
FEB 12 '99 DEPT. OF REVENUE 325.00  
P.B. 10606

Cook County  
REAL ESTATE TRANSACTION TAX  
REVENUE  
STAMP FEB 12 '99 162.50  
P.B. 11427

★ 0 7 4 4 7 6 ★  
CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE FEB 12 '99 999.00  
P.B. 11187

★ 0 7 4 4 7 7 ★  
CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE FEB 12 '99 999.00  
P.B. 11187

★ 0 4 4 7 8 ★  
CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE FEB 12 '99 430.50  
P.B. 11187