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1999-02-25 11:31:48
Cook County Recorder 25.50



99187688

SPECIAL WARRANTY DEED

THIS AGREEMENT made this 24th day of February, 1999, 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 GABAON BAPTIST CHURCH, an Illinois Not-for-Profit Corporation, 2805 E. 87th Street, Chicago, Illinois 60617, 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:

The East 75 feet of Lots 42, 43, 44, 45, and 46 in Block 12 in South Chicago, a Subdivision by the Calumet and Chicago Canal and Dock Company of the East 1/2 of the West 1/2 and parts of the East Fractional Half of Fractional Section 6, North of the Indian Boundary line and that part of fractional Section 6, South of the Indian Boundary line lying North of the Michigan Southern Railroad and Fractional Section 5, North of the Indian Boundary Line all in Township 37 North, Range 15, East of the Third Principal Meridian, in Cook County, Illinois.

PERMANENT INDEX NUMBERS: 26-06-200-003-0000

COMMON STREET ADDRESS: 8701 S. Muskegon, Chicago, Illinois

SUBJECT TO: Covenants, conditions and restrictions of record; public, private and utility easements; roads and highways; party wall rights and agreements; special taxes or assessments for improvements not yet completed; installments not due at the date hereof of any special tax or assessment for improvements heretofore completed; general taxes for the year 1998 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 1999.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway 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.

Exempt under provisions of Paragraph B Section 4.
Real Estate Transfer Act.

4247867

2/24/99 JTB
Date Buyer, Seller or Representative

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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 24th of February, 1999.

SHORELINE TAX INVESTMENTS, INC.

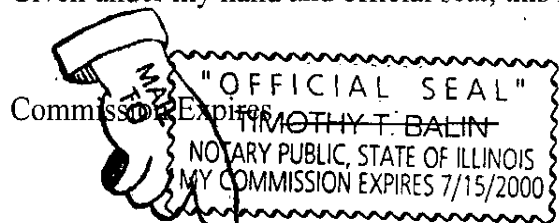
By William J. O'Donovan
President

Attest: William J. 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 J. O'Donovan, personally known to me to be the President of SHORELINE TAX INVESTMENTS, INC., an Illinois Corporation, and William J. 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 February 24, 1999.



Timothy T. Balin
NOTARY PUBLIC

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

Send subsequent tax bills to:

Mail To: BUOSCIO + BUOSCIO GABAON BAPTIST CHURCH
9138 COMMERCIAL 2805 E. 87TH ST
ROOM 208
CHICAGO, IL 60617 CHICAGO, IL 60617

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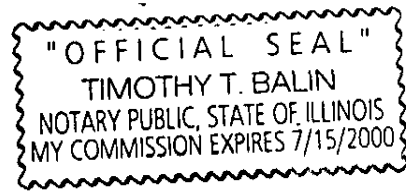
STATEMENT BY GRANTOR AND GRANTEE

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 2-21, 1999 Signature: William J. O'Donovan
Grantor or Agent

Subscribed and sworn to before me by the said William J. O'Donovan this 24th day of FEBRUARY, 1999.

Notary Public Timothy T. Balin

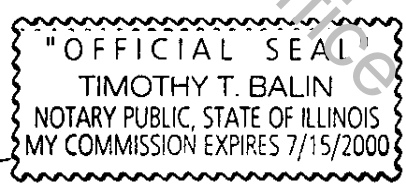


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 2/24, 1999 Signature: Timothy T. Balin
Grantee or Agent

Subscribed and sworn to before me by the said RON BUSCI this 24th day of FEBRUARY, 1999.

Notary Public Timothy T. Balin



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]