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2002-12-16 08:41:15

Cook County Recorder

28.50

WARRANTY DEED

131-708820

11102
11/29



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AFTER RECORDING RETURN
THIS INSTRUMENT TO:

KOKOSZKA & JANCZUR
ATTORNEYS AT LAW
7240 ARGUS DRIVE
ROCKFORD, IL 61107

249048

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[Signature]

THIS INSTRUMENT, made and entered into this 21 day of NOVEMBER, 2002, by and between Mel Martinez, Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, party of the first part, and BEN WIGINTON, 19537 MONROE, BROOKFIELD, IL 60513, his/her/their heirs and assigns, party(ies) of the second part.

*And James Wiginton: 405 Des Plaines, Riverside, IL 60546

WITNESSETH that for and in consideration of the sum of TEN DOLLARS (\$10.00), the receipt of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby grant, bargain, sell, convey and confirm unto the said party(ies) of the second part, the following described real estate, commonly known as 8242 S. EXCHANGE, CHICAGO, IL 60617, which is legally described as follows:

(See Attached Legal Description)

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 U.S.C. 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

SAID CONVEYANCE is made subject of all covenants, easements, restrictions reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show.

AND THE SAID party of the first part does hereby covenant with the said party(ies) of the second part that he/she is lawfully seized in fee of the aforescribed real estate; that he/she has good right to sell and convey the same; that the title and quiet possession thereto he/she will warrant and forever defend against the lawful claims of all persons, claiming same by, through or under him/her but no further of otherwise.

IN WITNESS WHEREOF, the undersigned has set his/her hand and seal as Attorney-In-Fact for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of a Limited Power of Attorney executed on October 4, 1999,

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by Charles E. Gardner, Director, Atlanta Single Family Homeownership, Center, on behalf of United States Department of Housing and Urban Development, of record as document number 09006026 in the Office of the Cook County Recorder, Illinois.

Signed, sealed and
Delivered in the presence of:

Secretary of Housing and Urban Development

June 17
Joe Blawie

By: Kristine Gisolo
Attorney-In-Fact
for the United States Department of Housing and
Urban Development, an agency of the United
States of America.

**"EXEMPT" under provisions of Paragraph (b),
Section 4, Real Estate Transfer Tax Act.**

11/21/02 [Signature]
Date Buyer, Seller or Representative

STATE OF CALIFORNIA)
) SS.
COUNTY OF ORANGE)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared KRISTINE GISOLO, who is personally well known to me and known to me to be the duly appointed, Attorney-In-Fact, and the person who executed the foregoing instrument bearing the date Nov. 21, 2002, by virtue of the above cited authority and acknowledged, the foregoing instrument to be his/her free act and deed as Attorney-In-Fact for the Secretary of Housing and Urban Development, of Washington, D.C. also known as the United States Department of Housing and Urban Development, an agency of the United States of America.

Witness my hand and official seal this 21 day of NOVEMBER, 2002.



[Signature]
NOTARY PUBLIC

My commission

expires: _____

PREPARED BY:
KOKOSZKA & JANCZUR
140 S. Dearborn, Suite 1610
Chicago, Illinois 60603

SEND SUBSEQUENT TAX BILLS & MAIL TO:

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LOT 18 IN WALTER S. HAINES' SUBDIVISION OF BLOCK 2 (EXCEPT THE EAST 40 THEREOF) IN THE CIRCUIT COURT PARTITION OF THE SOUTH ½ OF THE SOUTHWEST ¼ OF THE NORTHEAST ¼ AND THE SOUTH ½ OF THE SOUTHEAST ¼ OF THE NORTHWEST ¼ OF SECTION 31, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AS PER PLAT THEREOF RECORDED AUGUST 27, 1886, AS DOCUMENT 747674 IN BOOK 24 OF PLATS, PAGE 9, IN COOK COUNTY, ILLINOIS.

P.I.N. #21-31-227-040-0000

C/K/A 8242 SOUTH EXCHANGE AVENUE, CHICAGO, IL 60617

Property of Cook County Clerk's Office

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