

This Indenture, made this 2ND day of MAY 2003, between the Secretary of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veterans Affairs, Washington, D.C. 20420, hereinafter called Grantor, and

and M. JUAN DIAZ, ~~SERGIO DIAZ~~ ^{JD}
1301 NORTH 24TH AVENUE ^R
MELROSE PARK, ILLINOIS



0313911184

Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 05/19/2003 11:11 AM Pg: 1 of 3

8134 302 1/2

MAIL TO

MILA G. NOVAK, ESQ.
2300 W. LAKE STREET
MELROSE PARK, ILL. 60160

CTIC - MLC / DB

of the State of ILLINOIS, in the County of COOK hereinafter called Grantee(s).

WITNESSETH, That the said Grantor, for and in consideration of the sum of ten dollars (\$10.00) and other valuable consideration

the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN, AND CONVEY unto the said Grantee(s) and the heirs or successors and assigns of Grantee(s), all the following-described property in the County of COOK, Illinois, to wit:

(SEE ATTACHED RIDER FOR LEGAL DESCRIPTION)

C/K/A 348 CAMPBELL AVENUE, CALUMET CITY, IL 60409

TAX I.D. # 30-07-115-022

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 said Grantor, either in law or equity of, in and to the above-described premises, with the hereditaments and appurtenances; TO HAVE AND TO HOLD said property unto said Grantee(s) and the heirs or successors and assigns of Grantee(s), forever. Grantor covenants to and with Grantee(s) and the heirs or successors and assigns of Grantee(s) that Grantor has not done, nor suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered 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 Grantor, Grantor WILL WARRANT AND FOREVER DEFEND.

This conveyance is made subject to all unpaid taxes and assessments; covenants, conditions, exceptions, reservations, restrictions, and easements of record; and any state of facts which an accurate survey would show.

IN WITNESS WHEREOF, Grantor, on the day and year first above written, has caused this instrument to be signed and sealed in his/her name and on his/her behalf by the undersigned employee, being thereunto duly appointed, qualified and acting pursuant to title 38, United States Code, sections 512 and 3720, and title 38, Code of Federal Regulations, sections 36.4342, and 36.4520, as amended, and who is authorized to execute this instrument.

ANTHONY J. PRINCIPI,
Secretary of Veterans Affairs

*By David R. Kalish [SEAL]
DAVID R. KALISH

Title: LOAN GUARANTY OFFICER
VA Regional Office, Chicago, IL
Telephone: (312) 353-2049
(Pursuant to a delegation of authority contained in VA Regulations, 38 CFR 36.4342 and 36.4520.)

Exempt under paragraph (B), Section 4,
Illinois Real Estate Transfer Act.

4/13/03
Date

[Signature]
Attorney for VA

MU abstract

BOX 333-CT

UNOFFICIAL COPY

Special Warranty Deed

SECRETARY OF VETERANS AFFAIRS

TO

JUAN DIAZ,
ANGELES DIAZ,
SERGIO DIAZ

When recorded, mail to:

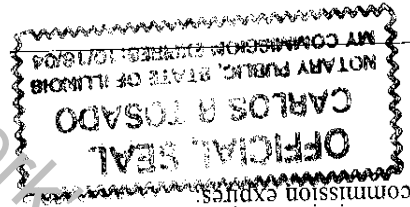
1301 NORTH 24TH AVENUE
MELROSE PARK, ILLINOIS

This instrument was prepared by TIMOTHY MORGAN
VA Regional Office, P.O. Box 8136, Chicago, Illinois 60680.

*Note.-Print, typewrite, or stamp names of persons executing this instrument; and also name of notary public immediately underneath such signatures.

Notary Public in and for said County and State.

Carly D. Smith
Carly D. Smith



My commission expires:

GIVEN under my hand and official seal this 2nd day of May, 192003

DAVID R. KALISH, personally known to me to be an employee of the Department of Veterans Affairs, an agency of the United States Government, and to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed and delivered said instrument as his/her free and voluntary act and as the free and voluntary act and deed of the Secretary of Veterans Affairs, for the uses and purposes therein mentioned.

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that

STATE OF ILLINOIS
COUNTY OF }
SS:

Property of Cook County Clerk's Office

UNOFFICIAL COPY

28-28-6-0683882

LOT 2 (EXCEPT THE NORTH 16 FEET THEREOF), LOT 3 AND THE NORTH 8 FEET OF LOT 4 IN BLOCK 3 IN SOUTH LAWN ADDITION TO CALUMET CITY, A RESUBDIVISION OF BLOCKS 5 TO 16 AND THE VACATED STREETS IN INGRAM'S ADDITION TO HEGEWISCH, A SUBDIVISION OF THE EAST 82.24 ACRES OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE RIGHT OF WAY OF THE SOUTH CHICAGO AND SOUTHERN RAILROAD COMPANY AND HAMMOND BELT RAILROAD COMPANY) IN COOK COUNTY, ILLINOIS.

C/K/A 342 CAMPBELL AVENUE, CALUMET CITY, IL 60409

TAX I.D. # 30-07-115-022

REAL ESTATE TRANSFER TAX

Michelle Mabeaux Qualtrich
NO. 023886
~~_____~~ 5-1-03
Calumet City • City of Homes \$*0 exempt*

REAL ESTATE TRANSFER TAX

Michelle Mabeaux Qualtrich
NO. 023885
~~_____~~ 5-1-03
Calumet City • City of Homes \$*0 exempt*

REAL ESTATE TRANSFER TAX

Michelle Mabeaux Qualtrich
NO. 023887
~~_____~~ 5-1-03
Calumet City • City of Homes \$*680.00*

Cook County Clerk's Office

UNOFFICIAL COPY

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 and hold title to real estate under the laws of the State of Illinois.

Dated May 2, 2023 Signature: [Signature]

Grantor or Agent

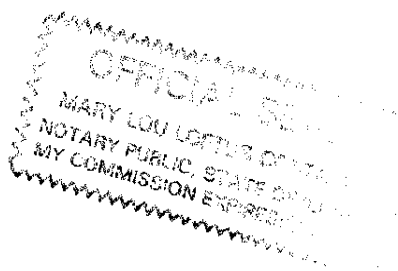
Subscribed and sworn to before me by the

said Grantor

this 2nd day of May

2023

[Signature]
Notary Public



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 May 2, 2023 Signature: [Signature]

Grantee or Agent

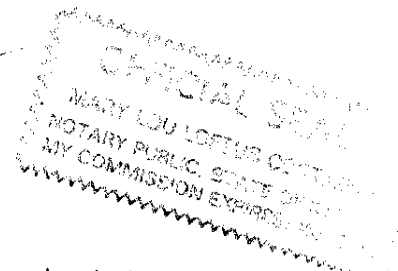
Subscribed and sworn to before me by the

said Grantee

this 2nd day of May

2023

[Signature]
Notary Public



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.]