

# UNOFFICIAL COPY

## WARRANTY DEED

131-990875

14336

8/25

AFTER RECORDING  
THIS INSTRUMENT FOR

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



Doc#: **0325902031**  
Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 09/16/2003 07:33 AM Pg: 1 of 4

STEWART TITLE OF ILLINOIS  
2 N. LA SALLE STREET  
SUITE 1920  
CHICAGO, IL 60602

THIS INDENTURE, made and entered into this 21<sup>st</sup> day of August, 2003, 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 WESTWOOD C.D.C., 140 W. 81<sup>ST</sup> ST., CHICAGO, IL 60620, his/her/their heirs and assigns, party(ies) of the second part.

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 7100 S. EMERALD AVE., CHICAGO, IL 60621, which is legally described as follows:

YAC

(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,

106285

# UNOFFICIAL COPY

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:

Betty Black  
Allyn Just

Secretary of Housing and Urban Development

By: [Signature]

, 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.**

8-22-03 [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 \_\_\_\_\_, 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 \_\_\_\_\_, 2003, 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 \_\_\_\_\_ day of \_\_\_\_\_, 2003.

\_\_\_\_\_  
NOTARY PUBLIC

My commission

expires: \_\_\_\_\_

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

**SEND SUBSEQUENT TAX BILLS & MAIL TO:**  
Westwood CDC  
140 West 81st St.  
Chicago, IL 60620

# UNOFFICIAL COPY

STATE OF TEXAS §  
COUNTY OF BEXAR §

Before me, the undersigned, a Notary Public in and for the State of Texas, personally appeared Robert Kolitz, who is personally known to me and know to me to be the duly appointed Attorney-in-Fact, and to be the person who executed the foregoing instrument bearing the date 8.21.03, 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 and on behalf of the Secretary of Housing and Urban Development.

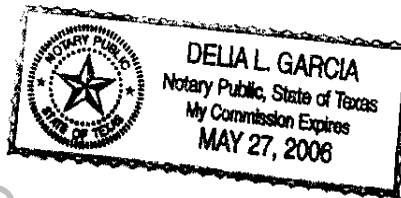
Witness my hand and official seal this 21 day of August, 2003.

Delia L. Garcia

Notary Public, State of Texas

My commission expires:

5.27.2006



Property of Cook County Clerk's Office

# UNOFFICIAL COPY

LOTS 47 AND 48 IN BLOCK 3 IN PARMLY'S NORMAL PARK ADDITION IN THE  
NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 38 NORTH, RANGE 14 EAST OF  
THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.  
Commonly known as 7100 SOUTH EMERALD AVENUE, CHICAGO, IL, 60621.

PIN# 20-28-100-019-0000, 20-28-100-020-0000

Property of Cook County Clerk's Office