

UNOFFICIAL COPY

WARRANTY DEED

131-871140

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AFTER RECORDING RETURN

THIS INSTRUMENT TO:

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



Doc#: 0425414139
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 09/10/2004 01:25 PM Pg: 1 of 4

METROPOLITAN TITLE CO.

THIS INSTRUMENT, made and entered into this 9th day of AUGUST, 2004, by and between Alphonso Jackson, 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 JAMES LEWINSKI AND PATRICK YOUNGS, 1346 NORTHGATE CT., BARTLETT, IL 60103, his/her/their heirs and assigns, party(ies) of the second part. * NOT AS TENANTS IN COMMON BUT AS

JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP.

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 3139 BERNICE RD., #2, LANSING, IL 60458, 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,

04-064397

Box 45

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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:

Jessica Perez
Craig

Secretary of Housing and Urban Development

By: Lynn Walker
_____, 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.**

7-26-04 _____ Heenan
Date Buyer, Seller or Representative

STATE OF TEXAS)

COUNTY OF BEXAR)

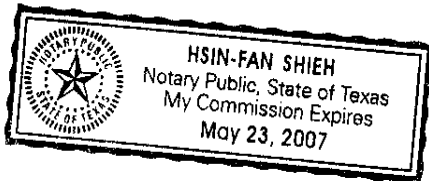
EXEMPT UNDER PROVISIONS OF
PARAGRAPH B, SECTION 4,
REAL ESTATE TRANSFER ACT.

8-23-04 _____
Date Buyer, Seller or Representative

SS.

Before me, the undersigned, a Notary Public in and for the State of Texas County aforesaid, personally appeared Valli Lynn Walker, 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 July 23, 2004, 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 23rd day of July, 2004



Hsin-Fan Shieh
NOTARY PUBLIC

My commission

expires: _____

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

SEND SUBSEQUENT TAX BILLS & MAIL TO:

UNOFFICIAL COPY

Parcel 1: Unit 3139-2 all in Bernice Terraces Condominium as delineated on survey of the following described parcel of real estate: Part of the northeast $\frac{1}{4}$ of the southeast $\frac{1}{4}$ of Section 30, Township 36 North, Range 15, east of the Third Principal Meridian, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as document number 97289877, as amended from time to time, together with its undivided percentage interest in the common elements, in Cook County, Illinois. Parcel 2: Easements for the benefit of Parcel 1 as set forth in Declaration and Grant of Easement recorded April 28, 1997 as document number 97289876.

c/k/a, 3139 Bernice Rd., Lansing, IL 60438

Tax I.D. # 30-30-408-055-1032

Unit 2

057

Cook County Clerk's Office

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

Dated Aug 9, 2007 Signature [Signature]
Grantor or Agent

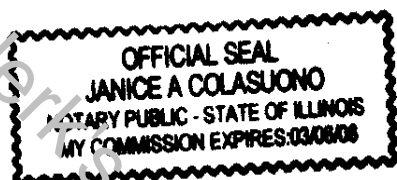
Subscribed and sworn to before me by the said this 9th day of August, 2007.
Notary Public [Signature]



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 Aug 9, 2007 Signature [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said this 9th day of August, 2007.
Notary Public [Signature]



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 offence and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)