

UNOFFICIAL COPY

08143659

9449/0162 05 001 Page 1 of 3
1998-12-16 14:25:13
Cook County Recorder 25.50



This Indenture, made this 11TH day of DECEMBER, 1998, 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

^{JAMES}
RUDOLPH A. AND VELMA R. JAMES
8209 SOUTH SANGAMON STREET
CHICAGO, ILLINOIS 60620

"This Instrument Filed For Record
By Greater Illinois Title Co. As An Accommodation
Only. It Has Not Been Examined As To Its
Execution Or As To Its Effect Upon Title."

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:

LOT 11, IN BRANSFIELD AND MCFARLAND'S RESUBDIVISION OF LOTS 2 TO 12, AND LOTS 44 TO 48 INCLUSIVE, IN BLOCK 1, IN PATTISON AND FRY'S SUBDIVISION IN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

C/K/A 8309 SOUTH CARPENTER STREET, CHICAGO, ILLINOIS 60620

TAX I.D. # 20-32-403-003

ACCOM. 111104 1/2

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 or 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.

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

12/2/98
Clerk
[Signature]
Attorney in Fact

TOGO D. WEST, JR.
Secretary of Veterans Affairs
*By *[Signature]* RONALD H. ROGALA [SEAL]

Title LOAN GUARANTY OFFICER
VA Regional Office, Chicago, IL
Telephone: (312) 353-4065
(Pursuant to a delegation of authority contained in VA Regulations, 38 CFR 36.4342 and 36.4520.)

2
16

UNOFFICIAL COPY

Special Warranty Deed

SECRETARY OF VETERANS AFFAIRS

TO

RUDOLPH A. AND
VELMA R. JAMES



When recorded, mail to:
RUDOLPH A. & VELMA R. JAMES
8209 SOUTH SANGAMON STREET
CHICAGO, ILLINOIS 60620

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

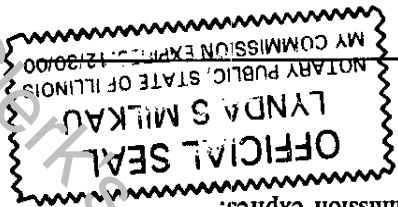
, Attorney.

*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.

[Handwritten signature]

[Handwritten signature]



My commission expires:

GIVEN under my hand and official seal this 2nd day of December, 19 97

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.

personally known to me, RONALD H. ROGALA, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that

STATE OF ILLINOIS
COUNTY OF

} SS:

08143659

UNOFFICIAL COPY

08143659

L-8

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in the 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 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: 12/11, 1998

Signature

Rudolph A. James

Subscribed to and sworn before me this 11 day of December, 1998.

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

Dated: 12/11, 1998

Signature

Rudolph A. James

Subscribed to and sworn before me this 11 day of December, 1998.

Notary Public

NOTE: ANY PERSON WHO KNOWINGLY SUBMITS A FALSE STATEMENT CONCERNING THE INDEMNITY 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.)