

# UNOFFICIAL COPY

## WARRANTY DEED

137-302824

AFTER RECORDING RETURN  
THIS INSTRUMENT TO:

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



Doc#: 1008240070 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/23/2010 10:51 AM Pg: 1 of 4

THIS INDENTURE, made and entered into this 4<sup>th</sup> day of MARCH, 2010, by and between 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 **GERALD W. MILLER, N2980 STATE RD., 22, WAUTOMA, WI 54980**, 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 **254 WAVERLY DR., ELGIN, IL 60120**, 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.

Buyer's Acknowledgement:

*Gerald W. Miller*  
*John J. Miller AS ATTORNEY IN FACT*



STEWART TITLE COMPANY  
2055 W. Army Trail Road, Suite 110  
Addison, IL 60101  
630-889-4000

3/24/10

## UNOFFICIAL COPY

IN WITNESS WHEREOF, the undersigned has set his/her hand and seal for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 by the Department of Housing and Urban Development,

Signed, sealed and  
Delivered in the presence of:

John J. Miller  
Sergeant

Kenya D. Miller  
Kenya D. Miller

Secretary of Housing and Urban Development

By: Jodi M. Reed  
Jodi M. Reed

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.

3/2/10

Date

Stoile  
Buyer, Seller or Representative

STATE OF ILLINOIS )

)

SS.

COUNTY OF COOK )

)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Jodi M. Reed, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date March 1, 2010, by virtue of the above cited authority and acknowledged, the foregoing instrument to be his/her free act and deed on behalf of HMB Inc., HUD's delegated Management and Marketing Contractors by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 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 1<sup>st</sup> day of March, 2010



Betty J. Wade  
NOTARY PUBLIC

My commission expires: 2/13/13

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

SEND SUBSEQUENT TAX BILLS ~~TO:~~ TO:

GERARD W. MILLER

N 2930 STATE ROAD 22

WAUTOMA, WI 54982

MAIL RECORDED DEED TO:

DOUGLAS R. CUSCAGEN, ESQ.  
1001 E. MAIN ST., STE. 6  
ST. CHARLES, IL 60174

# UNOFFICIAL COPY

**LOT 14 IN PARKWOOD VILLAGE UNIT NO. 1, BEING A SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID PARKWOOD VILLAGE UNIT NO. 2, RECORDED OCTOBER 2, 1974 AS DOCUMENT 22865812, IN COOK COUNTY, ILLINOIS.**

**P.I.N 06-18-213-081-0000**

**C/K/A 254 WAVERLY DRIVE, ELGIN, IL 60120**

Property of 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 TITLE TO REAL ESTATE UNDER THE LAWS OF THE STATE ILLINOIS.

Dated

3/11/10

SIGNATURE

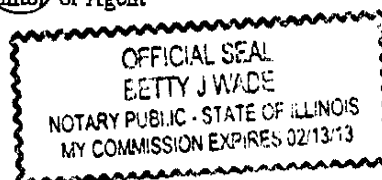
Grantor or Agent

Subscribed and sworn to before

me by the said

this 11 (th) day of Feb., 2010.

Notary Public

Betty J. Wade

THE GRANTEE OR HIS AGENT AFFIRMS AND VERIFIES THAT THE NAME OF THE GRANTEES 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, 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:

3/10/10

SIGNATURE

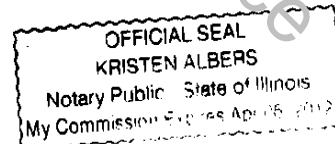
Grantee or Agent

Subscribed and sworn to before

me by the said

this 4 (th) day of March, 2010.

Notary Public

Kristen Albers

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.