

UNOFFICIAL COPY

WARRANTY DEED

137-346240

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1129733038
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1129733038D

AFTER RECORDING RETURN
THIS INSTRUMENT TO:

Doc#: 1129733038 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/24/2011 09:23 AM Pg: 1 of 4

KOKOSZKA & JANCZUR
ATTORNEYS AT LAW
7230 ARGUS DRIVE
ROCKFORD, IL 61107

THIS INSTRUMENT, made and entered into this 5th day of October, 2011, 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 **ANDREA MORGAN, 3553 W 80TH ST., CHICAGO, IL 60662**, 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 **3105 COOPERS GROVE, BLUE ISLAND, IL 60406**, 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:

Andrea Morgan

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

S Y
P Y
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SC Y
INT KB

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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:

Secretary of Housing and Urban Development

Michael Grier
and

By: [Signature]

for the United States Department of Housing

[Signature]
and [Signature]

Urban Development, an agency of the United States of America.

**"EXEMPT" under provisions of Paragraph (b),
Section 4, Real Estate Transfer Tax Act.**

10/6/11 Date [Signature] Buyer, Seller or Representative

STATE OF GA)
COUNTY OF Fulton) SS.

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared George S. Wade II who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date _____, 2011, by virtue of the above cited authority and acknowledged, the foregoing instrument to be his/her free act and deed on behalf of OFORI & ASSOCIATES, P.C. 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 5 day of Oct, 2011.

[Signature]
KATINA W. PERRY
NOTARY PUBLIC
NOV. 8 2014
My commission expires: 11/8/14

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

SEND SUBSEQUENT TAX BILLS & MAIL TO:

Andrea Morgan
3105 Cooper's Grove
Blue Island IL
60406

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LOT 46 IN COOPER GROVE, BEING A SUBDIVISION OF PART OF THE NORTH ½ OF THE SOUTHWEST ¼ OF SECTION 1, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER AS DOCUMENT 96315555, ALL IN COOK COUNTY, ILLINOIS.

P.I.N 28-01-304-051

C/K/A 3105 COOPERS GROVE CT., BLUE ISLAND, IL 60406

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

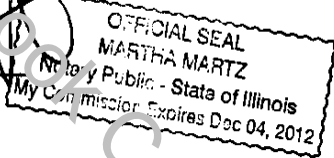
THE GRANTOR OR HIS AGENT AFFIRMS THAT, TO THE BEST OF HIS KNOWLEDGE, THE NAME OF THE GRANTEE SHOWN ON THE DEED OR ASSIGNMENT OF BENEFICIAL INTEREST IN A LAND TRUST IS EITHER A NATURAL PERSON, AN ILLINOIS CORPORATION OR FOREIGN CORPORATION AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE 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 TITLE TO REAL ESTATE UNDER THE LAWS OF THE STATE ILLINOIS.

Dated 10/12/11

SIGNATURE [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Agent this 12 (th) day of Oct, 2011.

Notary Public _____



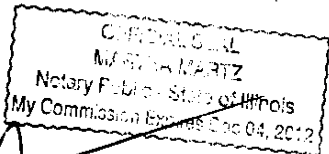
THE GRANTEE OR HIS AGENT AFFIRMS AND VERIFIES THAT THE NAME OF THE GRANTEES SHOWN ON THE DEED OR ASSIGNMENT OF BENEFICIAL INTEREST IN A LAND TRUST IS EITHER A NATURAL PERSON, AN ILLINOIS CORPORATION OR FOREIGN CORPORATION AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE IN ILLINOIS, 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: 10/12/11

SIGNATURE [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Agent this 12 (th) day of Oct, 2011.

Notary Public _____



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.