

UNOFFICIAL COPY



Doc#: 1224411070 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/31/2012 10:50 AM Pg: 1 of 3

Handwritten: 28 12/01 60156208 UC
CNE SA6293189 / 08/31

Property of Cook County Office

SPECIAL WARRANTY DEED (Corporate Seller)

THIS SPECIAL WARRANTY DEED, made and executed this 7th day of August, 2012, by and between **SECRETARY OF VETERANS AFFAIRS**, an Officer of the United States of America, whose mailing address is: Department of Veterans Affairs, Washington D.C. 20420, as **GRANTOR**; and **ERICA Y. SCOTT**, whose mailing address is: 5504 43rd Avenue East, Tacoma, WA 98443, as **GRANTEE**.

WITNESSETH that the Grantor, for and in consideration of the sum of \$35,777.00 and other valuable considerations, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, remise, release, convey and confirm unto the Grantee all that certain land situate in the County of **COOK**, State of **ILLINOIS**, more particularly described as:

See **EXHIBIT "A"** attached hereto and made a part hereof.

SUBJECT to taxes for year of conveyance and subsequent years; and subject to all covenants, zoning, restrictions, prohibitions and other requirements imposed by governmental authority, restrictions and matters appearing on the plat or otherwise common to the subdivision, and public utilities of record; this reference to said restrictions shall not operate to reimpose the same;

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the Grantor, in law or in equity, to the only proper use and benefit of the Grantee forever.

AND Grantor hereby covenants with Grantee that Grantor is lawfully seized of the Property in fee simple; that Grantor has good right and lawful authority to sell and convey the Property; that Grantor hereby warrants the title to the Property and will defend the same against the lawful claims of all persons claiming by, through or under Grantor.

IN WITNESS WHEREOF, the Grantor has executed these presents the day and year first above written.

THE SECRETARY OF VETERANS AFFAIRS,
an officer of the United States of America.
By the Secretary's duly authorized property
management contractor,
Bank of America, N.A., successor by merger
to BAC Home Loans, Servicing LP,
f/k/a Countrywide Home Loans Servicing LP,
pursuant to a delegation of authority found
at 38 C.F.R. 36.4345(f).

Exempt under the provisions of
Paragraph "B" Section 31-45,
Real Estate Transfer Act.
Date: 8-7-2012

Judith Casey
Judith Casey/AVP
Buyer/Seller/Representative

By: Judith Casey
Judith Casey

Its: Assistant Vice President

BOX 334 CTT

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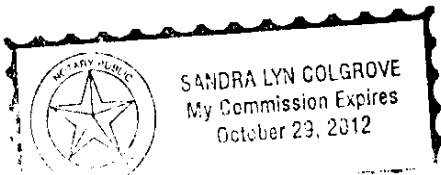
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STATE OF TEXAS:
COUNTY OF COLLIN:

On this date, before me personally appeared Judith Casey, pursuant to a delegation of authority contained in 38 C.F.R. 36.4345(f), to me known to be the person who executed the foregoing instrument on behalf of the Secretary of Veterans Affairs, and acknowledged that he/she executed the same as the free act and deed of said Secretary.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed by official seal in the State of Texas aforesaid, this 7th day of August, 2012.

A-41514
(Notary Seal)



Sandra Lyn Colgrove

Notary Public
Print name: Sandra Lyn Colgrove
Notary Commission No.: 12670844-6
My Commission Expires: 10-29-2012

REAL ESTATE TRANSFER 08/22/2012



CHICAGO: \$270.00
CTA: \$108.00
TOTAL: \$378.00

25-08-104-019-0000 | 20120801602429 | MFPP33

REAL ESTATE TRANSFER 08/22/2012



COOK \$18.00
ILLINOIS: \$36.00
TOTAL: \$54.00

25-08-104-019-0000 | 20120801602429 | Q4CHCW

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EXHIBIT "A"

ALL THAT CERTAIN PARCEL OF LAND SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, BEING KNOWN AND DESIGNATED AS THE WEST 41.61 FEET OF LOT 12 IN BLOCK 3 IN HILLIARD AND DOBBINS FIRST ADDITION TO WASHINGTON HEIGHTS, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 7 AND THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**Commonly known as: 1417 West 97th Street, Chicago, IL 60643
Permanent Index No.: 25-08-104-019**