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Doc#: 1231055112 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/05/2012 12:49 PM Pg: 1 of 3

SPECIAL WARRANTY DEED

File No: 137-481658
s2431

Gardi and Haught, Ltd.
Attorneys at Law
951 N. Plum Grove Rd. Suite G
Schaumburg, IL 60173

1001
CH ST SP 34032

THIS AGREEMENT, made and entered into this 29th day of October, 2012, 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 **Itale Property Investments, LTD, 6209 N. Albany, Chicago, IL 60659** his/her/their heirs and assigns, party(ies) of the second part.

WITNESSETH that for an 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 **735 N. HAMILTON AVE., CHICAGO, IL 60645** 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 it has not done, or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charges, except as herein recited; and that said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it will warrant and defend.

Buyer's Acknowledgement:


Itale Property Investments, LTD

IN WITNESS WHEREOF, the undersigned has set his/her hand and seal for and on behalf of the Secretary of Housing and Urban Development, under authority and by virtue of a delegation of

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authority published at 70 FR 43171 on July 26, 2005 by the Department of Housing and Urban Development

Signed, sealed and
Delivered in the present of:

Secretary of Housing and Urban Development
HomeTelos, LP as Asset Manager
Contractor for C-OPC-23632

By:

For HUD by:

Kristina Losh, Closing Specialist
for the United States Department of Housing
and Urban Development, an agency of the United
States of America.

Cara Dwyer

Debra Largent

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

10/24/12
Date Buyer, Seller or Representative

STATE OF TN SS.
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared KRISTINA LOSH, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date 10/23, 2012, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed on behalf of HOME TELOS, 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 23RD day of OCTOBER, 2012.

Relya
Notary Public

My commission expires: 6/18/13

PREPARED BY AND MAIL TO:
Gardi and Haught, Ltd.
Tom Haught
951 N. Plum Grove Rd. Suite G
Schaumburg, IL 60173

SEND SUBSEQUENT TAX BILLS:

Hale Property Invest Ltd.
6209 N. Albany Ave.
Chicago, IL 60659

REAL ESTATE TRANSFER		10/29/2012
	COOK	\$0.00
	ILLINOIS:	\$0.00
	TOTAL:	\$0.00

11-30-322-040-1008 | 20121001606104 | G64W8C

REAL ESTATE TRANSFER		10/29/2012
	CHICAGO:	\$0.00
	CTA:	\$0.00
	TOTAL:	\$0.00

11-30-322-040-1008 | 20121001606104 | VEUR1C

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CHICAGO TITLE INSURANCE COMPANY

COMMITMENT FOR TITLE INSURANCE

SCHEDULE A (CONTINUED)

ORDER NO.: 1409 ST5134032 MNC

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

PARCEL 1:

UNIT 2B IN THE WEST RIDGE CONDOMINIUM AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 20 AND 21 IN BLOCK 11 IN CONGDON'S RIDGE ADDITION TO ROGERS PARK, BEING A SUBDIVISION OF THE SOUTH 50 ACRES OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, NORTH OF THE INDIAN BOUNDARY LINE, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP BY WEST RIDGE L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS AS DOCUMENT NUMBER 96756599 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NO. 2, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "A" TO THE DECLARATION, IN COOK COUNTY, ILLINOIS.

PIN 11-30-322-040-1008