

UNOFFICIAL COPY



Doc#: 1232149039 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/16/2012 02:09 PM Pg: 1 of 4

SPECIAL WARRANTY DEED

File No: 137-483092
S2409

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

10/1
~~137-483092~~ S2409

THIS AGREEMENT, made and entered into this 9th day of November, 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 **Sebastian H. Hila, 9255 W. Ballard Road, Des Plaines, IL 60016** 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 **3999 KENNEDY DRIVE, UNIT 1C, DES PLAINS, IL 60016** 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:

Sebastian H. Hila

REAL ESTATE TRANSFER



11/09/2012
COOK \$0.00
ILLINOIS: \$0.00
TOTAL: \$0.00

09-15-307-167-1003 | 20121001605760 | 7WJ3ZW

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

4/1/12

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

File No: 137-483092
S2409

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

THIS AGREEMENT, made and entered into this _____ day of _____, 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 **Sebastian H. Hila, 9255 W. Ballard Road, Des Plaines, IL 60016** 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 **8919 KENNEDY DRIVE, UNIT 1C, DES PLAINES, IL 60016** 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: _____

Sebastian H. Hila

Property not located in the corporate limits of the City of Des Plaines. Deed or instrument not subject to transfer tax.

[Signature] 11-9-12

City of Des Plaines
09-15-307-167-1003

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

UNOFFICIAL COPY

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

Paul R. Brandon Ray

By:

George S. Wachs

for the United States Department of Housing
and Urban Development, an agency of the United
States of America.

Stephen Bailey

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

11/6/12 [Signature]
Date Buyer, Seller or Representative

STATE OF CA)
COUNTY OF Fresno) SS.

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared George S. Wachs, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date November 7th 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 and Business 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 November, 2012.

Kathleen Perry
Notary Public

My commission expires: 11/8/14



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:
Sebastian H. Hila
8999 Kennedy Dr. Unit 1C
Des Plaines, IL 60016

UNOFFICIAL COPY

**CHICAGO TITLE INSURANCE COMPANY
 COMMITMENT FOR TITLE INSURANCE
 SCHEDULE A (CONTINUED)**

ORDER NO.: 1409 ST5134040 MNC

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:**PARCEL 1:**

UNIT NUMBER 103-C IN BALLARD COURT CONDOMINIUM BUILDING NUMBER 7, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:
 THAT PART OF LOT 2 IN GOETTSCHKE'S SUBDIVISION OF THE SOUTH 1/2 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH CONVEY IS ATTACHED AS EXHIBIT 'B' TO THE DECLARATION OF CONDOMINIUM FILED AS DOCUMENT LR3169389, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS DATED MAY 16, 1979 AND FILED JULY 16, 1980 AS DOCUMENT LR3169382, IN COOK COUNTY, ILLINOIS.

pin: 09-15-307-167-1003

Copyright American Land Title Association. All rights reserved. The use of this Form is restricted to ALTA licensees and ALTA members in good standing as of the date of use. All other uses are prohibited. Reprinted under license from the American Land Title Association.

