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PREPARED BY:

Albert, Whitehead, P.C. 10 North Dearborn Suite 600 Chicago, Illinois 60602



Doc#: 1303222039 Fee: \$46.00 Karen A. Yarbrough RHSP Fee: \$10.00 Cook County Recorder of Deeds Date: 02/01/2013 09:22 AM Pg: 1 of 5

RETURN AND MAIL TAX BILL TO:

3351 W. OHIO, INC. 4866 N. Clark, #1N Chicago, Illinois 60640

SPECIAL WARRANTY DEED

GRANTOR, Mr.S COMMUNITY I, LLC, an Illinois limited liability company ("Grantor"), having its office at 120 South LaSalle Street, Suite 1850, Chicago, Illinois 60603, for and in consideration of 7en Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, conveys and warrants to CHICAGO TITLE LAND TRUST COMPANY, an Illinois corporation, not personally, but, solely in its capacity as trustee under Trust Agreement dated November 28, 2012 and known as Trust Number 8002360/26 ("Grantee"), all interest in the real property situated in the County of Cook, State of Illinois, legally described and identified on Exhibit A, attached hereto.

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed, is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under Grantor, subject to: general real estate taxes not yet due and payable, any special assessments not yet due, conditions and except as record, zoning laws and ordinances, easements for public utilities and all other matters of record affecting the property.

GRANTEE accepts title to the premises, subject to the covenants, conditions, and restrictions set forth in that certain Redevelopment Agreement dated as of March 23, 2012 and recorded with the Cook County Recorder of Deeds on March 26, 2012 as Document Number 1208610054, which shall constitute covenants running with the land in favor of the City of Chicago and forming a part of the consideration for the conveyance of the subject premises.

This transaction is exempt under the provisions of Section 45, Paragraph (e) of the Real Estate Transfer Tax Law (35 ILCS 200/31).

Attorney for Grantor

EXEMPT FROM TAXATION UNDER THE PROVISION OF PARAGRAPH SECTION OF THE ILLINOIS REAL ESTATE TPANSFER TAX ACT AND PARAGRAPH SECTION OF THE COOK COUNTY WAS ALLESTED OF THE COOK COUNTY WAS ALLEST

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Box 334

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Property of Cook County Clerk's Office

REAL ESTATE	TRANSFER	02/01/2014
REAL ESTATE	CHICAGO	\$0.90
# 36%	CTA	90.00
	TOTAL	90.00
T. T. S.	the state of the s	000

NSFER	02/01/2017
COOK	\$0.06
ILLINOIS:	59 0 9
TOTAL.	\$0.90
	ILLINOIS:

16: 11-229:016-1001 | 20130101603854 | 7R89HP

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All the terms, covenants and conditions of this Deed shall be binding upon the Grantee and its successors and assigns.

Dated: January 28, 2013

MPS COMMUNITY I, LLC

-		
By:	Mercy Portfolio Service	20
	THOUGH OF I OFFICE	,J.

a Colorado non-profit corporation,

is. Sole Member

Sy. Carlene A. Dugo

Its: Vice President

State of Illinois) SS.

County of Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Darlene A. Dugo, personally know to rue to be the Vice-President of Mercy Portfolio Services, which is the sole member of MPS COMMUNITY I, LLC, is the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed and delivered the foregoing instrument pursuant to authority given by said company, as her free and voluntary act and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 28th of January, 2013.

NOTARY PUBLIC

OFFICIAL SEAL HOLLY KAVIS NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES 02/18/15

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EXHIBIT A

LEGAL DESCRIPTION

LOT 3 IN SUBDIVISION IN THE WEST 283 FEET OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 13 (EXCEPT THAT PART OF THE EAST 100 FEET LYING SOUTH OF THE NORTH 190 FEET AND NORTH OF THE SOUTH 341 FEET THEREOF) EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY.

Common Address: 3351 West Ohio Street, Chicago, Illinois 60624

Permanent Index Number: 16-11-220-016-1001

16-11-220-016-1002

16-11-20-016-100-16-11-220-016-1005 16-11-220-016-1006

16-11-220-016-1007

16-11-220-016-1008

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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 and hold title to real estate under the laws of the State of Illinois.

Dated January 28, 2013	Signature: Grantor or Agent
Subscribed and sworn to before me by the	Section of Figure
said	Control of the standard of the
this day of	To the state of th
Notary Public	The total of the t

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is fither a natural person, an Illinois corporation or foreign corporation authorized to do business or accuire 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 and hold title to real estate under the laws of the State of Illinois.

Dated January 28,	Signature:	Grantee or Agent	
Subscribed and sworn to before me b	y the	0.	

Subscribed and sworm to before the by the

said Bill Williams

this 28th day of January

J (1)

Notary Public

OFFICIAL SEAL CLAUDIA BELL NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:10/28/14

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

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

SGRTOREE