

UNOFFICIAL COPY



Doc#: 1304413042 Fee: \$40.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/13/2013 03:18 PM Pg: 1 of 2

SPECIAL WARRANTY DEED

This Agreement made this 31 day of December, 2012, between BANK OF AMERICA, N.A., a corporation created and existing under and by virtue of the laws of the State of AZ and duly authorized to transact business in the State of Illinois, party of the first part, and

✓ a single woman
Maria Perez, 4623 S. Homan, Chicago, IL 60632, party of the second part,

Witnesseth, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of Directors of said Corporation, by these presents does REMISE, RELEASE, ALIEN, AND CONVEY all the following described real estate, situated in the County of COOK, State of Illinois known and described as follows, to wit:

Lot 44 in Block 6 of Lawler Park Subdivision in the North 1/2 of the North 1/2 of Section 21, Township 38 North, Range 13, together with a resubdivision of Lots A, B, C, D & G in South Lockwood Avenue in said Section 21 according to the plat of said Lawler Park Subdivision registered in the Office of the Registrar of Cook County, Illinois as Document No. 1014942.

Permanent Index Number(s): 19-21-214-045 -0000

Commonly Known As: 5164 W. 64TH STREET, CHICAGO, IL 60638

SUBJECT TO: covenants, conditions and restrictions of record so long as they do not interfere with Grantee's use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements

Together with all and singular the herditaments and appurtenances thereunto belonging, or in any wise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the herditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the party of the second part, his/her/their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part. His/her/their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited.

FL2699D

[Handwritten signatures and stamps]

