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Doc#: 1319112396 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/10/2013 02:33 PM Pg: 1 of 4

SPECIAL WARRANTY DEED
STC 01146-14668 1/1
File No: 137-329458

Mail To:

Stewart Title
9913 Southwest Hwy
Oak Lawn, IL 60453

THIS AGREEMENT, made and entered into this 10 day of June, 2013, 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 Maurizio Nicosia 13815 S. Kostner Crestwood, IL 60445, his 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 of the second part, the following described real estate, commonly known as which is legally described as follows: 15723 Peggy Lane #12 Oak Forest, IL 60452

(See Attached Legal Description)
Pin#28-17-416-009-1096

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; General Real Estate Taxes for Year 2012 and subsequent years, the Declaration of Condominium of Shibui South Condominium and its governing rules, the Illinois Condominium Act as amended; to HAVE AND HOLD said premises forever, as the owner of said property as described.

AND THE SAID party of the first part does hereby covenant with the said party of the second part that it has not done, or suffered to be done, anything whereby the said premises here by 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: Maurizio Nicosia *Maurizio Nicosia*
Buyer Name

STEWART TITLE COMPANY
2055 W. Army Trail Rd. Suite 110
Addison, IL 60101
630-889-4050

S N
P 4 GG
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SC 20 y
INT 22

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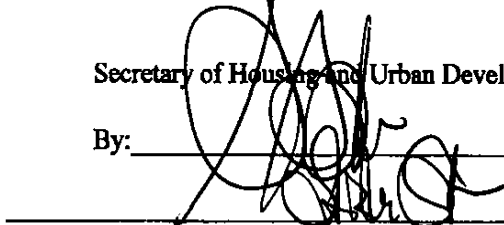
IN WITNESS WHEREOF, the undersigned has set his/her hand and seal for and on behalf of the Secretary of Housing and Urban Development, under authority and by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 by the Department of Housing and Urban Development

Signed, sealed and
Delivered in the present of:

Secretary of Housing and Urban Development

By: _____

Michael G. D. Rice



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

Michael G. D. Rice

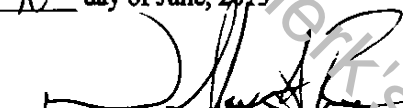
STATE OF GA SS.
COUNTY OF Fulton

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Michael G. D. Rice, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date this 10 June, 2013, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed on behalf of HUD, 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 10 day of June, 2013



NICHOLAUS A. RICE
FULTON COUNTY, GEORGIA
NOTARY PUBLIC
MY COMMISSION EXPIRES
FEBRUARY 7TH, 2015


Notary Public

My commission expires: 2/7/2015

PREPARED BY :
Arthur D. Wellman, Attorney
11980 Duchess Ave.
Mokena, IL 60448

MAIL & SEND SUBSEQUENT TAX BILLS TO:
Maurizio Nicosia
15723 Peggy Lane, Condo, Unit 12
Oak Forest, IL 60452

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LEGAL DESCRIPTION

Unit 8-12 in Shibui South Condominium, as delineated on a survey attached as Exhibit "A" to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants, and By-Laws for Shibui South Condominium, made by American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement Dated January 1, 1984, and known as Trust Number 61991, recorded March 5, 1993 as Document 93168945, and as amended from time to time, together with its undivided percentage Interest in the common elements, in the West 3/4 of the West 1/2 of the Southeast 1/4 of Section 17, Township 36 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois

P.I.T. # 28-17-416-009-1096

Commonly known : 15723 Peggy Lane, Condo 12, Oak Forest, IL. 60452

EXEMPT UNDER PARAGRAPH B SECTION 4
REAL ESTATE TRANSFER TAX ACT

6/14/13 Smict
DATE BUYER, SELLER OR REPRESENTATIVE

| | |
|----------------------|------------|
| REAL ESTATE TRANSFER | 06/18/2013 |
| COOK | \$0.00 |
| ILLINOIS: | \$0.00 |
| TOTAL: | \$0.00 |

28-17-416-009-1096 | 20130601602919 | G8WM3L

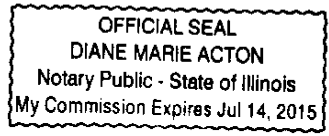
STATEMENT BY GRANTOR AND GRANTEE

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 TITLE TO REAL ESTATE UNDER THE LAWS OF THE STATE ILLINOIS.

Dated 6/14/13

SIGNATURE [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said [Signature] this 14 (th) day of June, 2013.



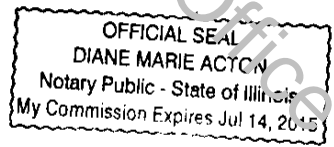
Notary Public [Signature]

THE GRANTEE OR HIS AGENT AFFIRMS AND VERIFIES THAT THE NAME OF THE GRANTEES 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 , 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: 6/14/13

SIGNATURE [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said [Signature] this 14 (th) day of June, 2013.
Notary Public [Signature]



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