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Doc#: 1329135026 Fee: \$48.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/18/2013 08:50 AM Pg: 1 of 6

This Document Prepared By:

Stuart M. Kessler
3255 N. Arlington Heights Road
Suite 505
Arlington Heights, IL 60004

After Recording Return To:

Stuart M. Kessler
3255 N. Arlington Heights Road
Suite 505
Arlington Heights, IL 60004

ST 5133500 AH
201350207 TD

Property of Cook County Clerk

(10)

SPECIAL WARRANTY DEED

THIS INDENTURE made this 21 day of August, 2013, between JPMorgan Chase Bank, National Association hereinafter ("Grantor"), and Partners in Charity, Inc., whose mailing address is 86 N. Williams Street, Crystal Lake, IL 60014 (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, does GRANT, BARGAIN AND SELL unto the Grantees, and to their heirs and assigns, FORT EVER, the real property situated in the County of Cook and State of Illinois and more particularly described on Exhibit A and known as 2617 South 59th Court, Cicero, IL 60804 and the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its 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; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, WILL WARRANT AND DEFEND, subject to all matters set forth on Exhibit B.

S Y
P 6/66
S N
SC Y
INT

Grantor makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the

BOX 333-CP



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condition of the title of the property prior to the date the Grantor acquired title.

This conveyance is made subject to all matters set forth on Exhibit B.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behalf of the Grantee forever.

Tax
Cook
Real Estate Transfer Tax
\$50

REAL ESTATE TRANSFER		09/18/2013
	COOK	\$0.00
	ILLINOIS:	\$0.00
TOTAL:		\$0.00

16-29-401-005-0000 | 20130801600258 | T18EFD

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Notary Acknowledgement ⁹⁴

STATE OF FLORIDA

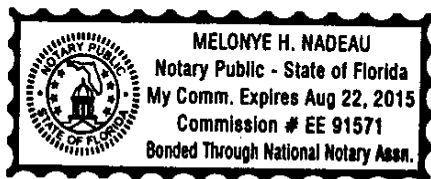
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this August 21, 2013, by Jessica Salinger, the Vice President of JPMorgan Chase Bank, NA, a National Association organized under the laws of the United States of America. He/she is personally known to me.

X Melonye H. Nadeau
Notary Public

(seal)

Printed Name: Melonye H. Nadeau



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Exhibit A 

THE NORTH 20 FEET OF LOT 20 AND THE SOUTH 10 FEET OF LOT 21 IN HERON'S RESUBDIVISION OF BLOCK 3 OF CLYDE'S FIRST DIVISION, BEING A SUBDIVISION OF PART OF THE WEST ½ OF THE SOUTHEAST ¼ OF SECTION 29, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. P.I.N. 16-29-401-005-0000. Commonly known as 2617 South 59th Court, Cicero, IL ~~60804~~

Permanent Real Estate Index Number: 16-29-401-005-0000

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

Dated 9-24, 2013 Signature: [Signature]
Grantor or Agent

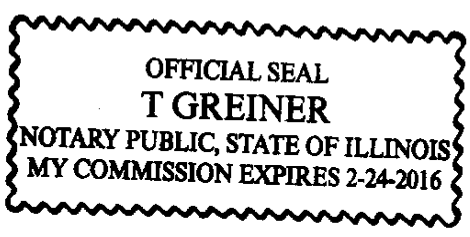
Subscribed and sworn to before me by the

said grantor

this 24th day of Sept.

2013.

[Signature]
Notary Public



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 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 9-24, 2013 Signature: [Signature]
Grantee or Agent

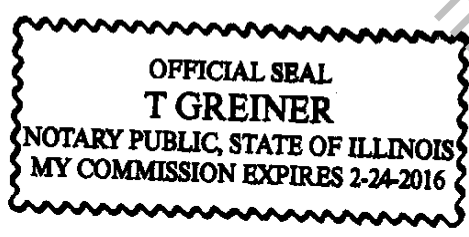
Subscribed and sworn to before me by the

said grantee

this 24th day of Sept.

2013.

[Signature]
Notary Public



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 ABL to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]