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Doc#: 1331641053 Fee: \$48.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/12/2013 11:45 AM Pg: 1 of 6

CT NW 1105290 AH 181

This Document Prepared By:

Ginali Associates PC
947 N. Plum Grove Road
Schaumburg, IL 60173

After Recording Return To:

Alkraecema Jones
815 Glenwood Lansing Rd #515
Glenwood, IL 60425

REAL ESTATE TRANSFER 11/04/2013



COOK \$14.00
ILLINOIS: \$28.00
TOTAL: \$42.00

33-07-316-007-1028 | 20131001607568 | P71RSY

SPECIAL WARRANTY DEED

THIS INDENTURE made this 16 day of October, 2013, between **JP MORGAN CHASE BANK, NATIONAL ASSOCIATION** hereinafter ("Grantor"), and **Alkraecema Jones**, a single women whose mailing address is 815 Glenwood Lansing Rd. Unit 515, Glenwood, IL 60425 (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 her heirs and assigns, FOREVER, the real property situated in the County of Cook and State of Illinois and more particularly described on Exhibit A and known as **20117 Willow DR Unit 28, Lynwood, IL 60411**

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, it WILL WARRANT AND DEFEND, subject to all matters set forth on Exhibit B.

S Y
P 6
S N
SCY Y
INT 28

BOX 333-CTD

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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 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.

Property of Cook County Clerk's Office

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Executed by the undersigned on October 16, 2013:

GRANTOR:
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

By: Meloyve H. Nadeau
Name: Meloyve H. Nadeau
Title: Vice President

10.16.13

STATE OF _____)
) SS
COUNTY OF _____)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that _____, personally known to me to be the _____ of **JPMORGAN CHASE BANK, NATIONAL ASSOCIATION**, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such _____ he/she signed and delivered the instrument as his/her free and voluntary act, and as the free and voluntary act and deed of said _____, for the uses and purposes therein set forth.

Given under my hand and official seal, this _____ day of _____, 2013.

Commission expires _____, 20____
Notary Public

See Attached
Notary Acknowledgement UMR

SEND SUBSEQUENT TAX BILLS TO:

Alkraeema Jones

815 Glenwood Lansing Rd. Unit 515, Glenwood, IL 60425

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Notary Acknowledgement

STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this October 16, 2013, by Melonye H. Nadeau, 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

Notary Public

(seal)

Printed Name: Jill Kelsey



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Exhibit A
Legal Description

UNIT 28 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LYNWOOD TERRACE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 21739689 AND AMENDED BY DOCUMENT NUMBER 21780478 IN THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 35 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 33-07-316-007-1028

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Exhibit B Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);
5. All roads and legal highways;
6. Rights of parties in possession (if any); and
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.

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