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FIRST AMERICAN

File # 2465379



SPECIAL WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

Doc#: 1333913015 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/05/2013 09:03 AM Pg: 1 of 5

HUD Ref: 137-377189

First American Title Insurance Company
27775 Diehl Road
Warrenville, IL 60555

THIS AGREEMENT, made and entered into this 22 day of November, 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 PNAP PROPERTIES, LLC, an Illinois Limited Liability Company his/her/their 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(ies) of the second part, the following described real estate, commonly known as 6653 WEST 63RD ST., UNIT 1S, Chicago, IL 60638, which is legally described as follows:

See Exhibit "A" attached hereto and made a part hereof

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; also SUBJECT to any state of facts which an accurate survey of said property would show.

AND THE SAID party of the first part does hereby covenant with the said party(ies) of the second part that it has not done, or suffered to be done, anything whereby the said premises hereby 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:

Peter Koperdowski *PNAP Properties manager*

PETER (PIOTR)KOPERDOWSKI, Manager/Member PNAP PROPERTIES LLC

Print Name(s)



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Title Insurance Company

HUD Special Warranty Deed - Individual

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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 presence of:

Jennifer Lee
Ryan Staffors
RYAN STAFFORS

Secretary of Housing and Urban Development

By: George S. Wade II
For the United States Department of Housing and Urban Development, an agency of the United States of America.

"EXEMPT" under provisions of Paragraph (b), Section 4, Real Estate Transfer Act.

Date: 11/27/2013 David Buchanan as representative
Buyer, Seller, or Representative

STATE OF GA
COUNTY OF Fulton) SS.

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared George S. Wade II, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date 11/27/13, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed on behalf of Ofori & Associates 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 27th day of NOV 2013



Reini Gamus
Notary Public
My commission expires: 3/14/17

Mail to:
PNAP PROPERTIES, LLC
7405 S. HARLEM AVENUE
BRIDGEVIEW, IL. 60455

Name and Address of Taxpayer:
PNAP PROPERTIES, LLC
7405 S. HARLEM AVENUE
BRIDGEVIEW, IL. 60455

Prepared By:
JOHN M. MORRONE
JOHN M. MORRONE, P.C.
12820 S. RIDGELAND, UNIT C,
PALOS HEIGHTS, IL. 60463

REAL ESTATE TRANSFER		11/27/2013
	CHICAGO:	\$0.00
	CTA:	\$0.00
	TOTAL:	\$0.00
19-19-201-068-1002 20131101606033 H4QVAW		

REAL ESTATE TRANSFER		11/27/2013
 	COOK	\$0.00
	ILLINOIS:	\$0.00
	TOTAL:	\$0.00
19-19-201-068-1002 20131101606033 Q2TYU7		

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Exhibit "A" – Legal Description

UNIT 1 SOUTH IN 6653 W. 63RD STREET CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 22 TO 24 IN BLOCK 25 IN FREDERICK H. BARTLETT'S CHICAGO HIGHLANDS IN THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED MAY 30, 2006 AS DOCUMENT NUMBER 0615045067, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Index Number(s):

19 19 201 068 1002



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HUD Special Warranty Deed - Individual

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EXHIBIT A

LEGAL DESCRIPTION

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Permanent Index #'s: 19-19-201-068-1002 and 19-19-201-068-1002 Vol. 0397

Property Address: 6653 West 63rd Unit 1S, Chicago, Illinois 60638

Property of Cook County Clerk's Office

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First American

First American Title Insurance Company
8707 West 95th Street
Hickory Hills, IL 60457
Phone: (708)430-2932
Fax: (866)596-3984

STATEMENT BY GRANTOR AND GRANTEE

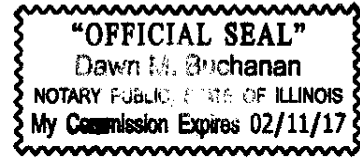
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 of Illinois.

Dated: November 25, 2013

Signature: Jinda Mennich
Grantor or Agent

Subscribed and sworn to before me by the said Jinda Mennich, affiant, on November 25, 2013.

Notary Public Dawn M Buchanan



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: November 25, 2013

Signature: Pat Depina PNAS Properties manager
Grantee or Agent

Subscribed and sworn to before me by the said above signed, affiant, on November 25, 2013.

Notary Public Dawn M Buchanan

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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

