

UNOFFICIAL COPY



Doc#: 1336547014 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/31/2013 09:51 AM Pg: 1 of 4

Commitment Number: 3216066
Seller's Loan Number: 1038607

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording Return To:
ServiceLink,
FNF's National Lender Platform
1400 Cherrington Parkway
Moon Township, PA 15108

Mail Tax Statements To: **KAJA HOLDINGS 2, LLC**: 1112 Price Avenue, Columbia, SC
29201

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
30-17-100-009

SPECIAL WARRANTY DEED

Federal Home Loan Mortgage Corporation, whose mailing address is **5000 Plano Parkway, Carrollton, Texas 75010**, hereinafter grantor, for \$4,500.00 (Four Thousand Five Hundred Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to **KAJA HOLDINGS 2, LLC**, hereinafter grantee, whose tax mailing address is **1112 Price Avenue, Columbia, SC 29201**, the following real property:

All that certain parcel of land situate in the County of Cook, State of Illinois, described as follows: Lot 16 in Block 6 in West Hammond, being a subdivision of the North 1896 feet of Fractional Section 17, Township 36 North, Range 15 East of the Third Principal Meridian, in Cook County, Illinois.

Property Address is: 531 PULASKI RD, CALUMET CITY, IL 60409-4141

U

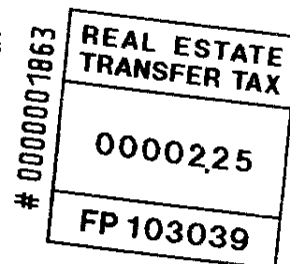
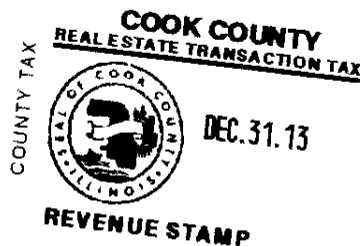
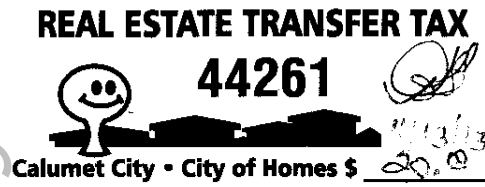
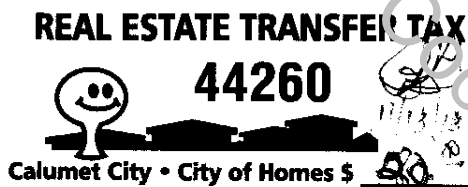
UNOFFICIAL COPY

Seller 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 seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto be'onging 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.

Prior instrument reference: 1307035000

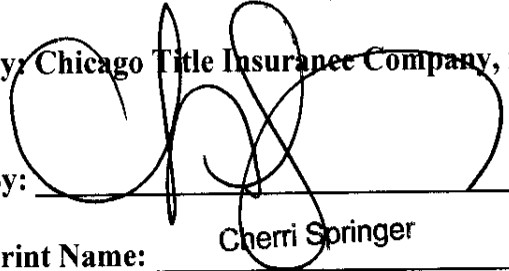


UNOFFICIAL COPY

Executed by the undersigned on 10-23, 2013:

Federal Home Loan Mortgage Corporation

By: **Chicago Title Insurance Company, its Attorney in Fact.**

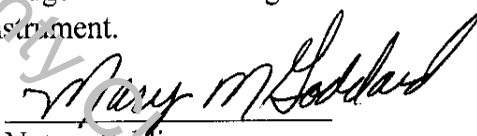
By: 
Print Name: Cherri Springer

Its: AVP

STATE OF PA
COUNTY OF ALLEGHENY

The foregoing instrument was acknowledged before me on 10-23, 2013 by Cherri Springer of **ServiceLink, a Division of Chicago Title Insurance Company on behalf of Federal Home Loan Mortgage Corporation as its Attorney in Fact**, who is personally known to me or has produced _____ as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Mary M. Goddard, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Sept. 4, 2017
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES


Notary Public

MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph _____ Section 31-45, Property Tax Code.

Date: _____

Buyer, Seller or Representative

UNOFFICIAL COPY

Plat Act Affidavit

STATE OF PA)
 COUNTY OF ALLEGHENY) SS
 DOCUMENT NUMBER _____

I, (Name) Severedink, being duly sworn on oath, state that I/We own or are acting as the attorney in fact on behalf of the owner and state that this property 531 PULASKI RD, CALUMET CITY, IL 60409-4141, and the attached deed is not in violation of the Plat Act, Ch. 765 ILCS 205/1.1(b), as the provisions of this Act do not apply and no plat is required due to the following allowed exception (Circle the number applicable to the attached deed):

1. The division of subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access;
2. The division of lots and blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access;
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land;
4. The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access;
5. The conveyance of land owned by railroad or other public utility which does not involve any new streets or easements of access;
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
7. Conveyance made to correct descriptions in prior conveyances.
8. The sale or exchange of parcels or tracts of land following the division into no more than 2 parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.
9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by an Illinois Registered Land surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973 and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.
10. The conveyance of land does not involve any land division and is described in the same manner as title was taken by grantor(s).

AFFIANT further states that this affidavit is made for the purpose of inducing the recording of a Deed in the COOK COUNTY, ILLINOIS, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the land described therein.

[Signature]
 (Signature)

SUBSCRIBED and SWORN to before me this 23 day of Oct, 2013

NOTARY: Mary M Goddard
 (seal)

COMMONWEALTH OF PENNSYLVANIA
 Notarial Seal
 Mary M. Goddard, Notary Public
 Hopewell Twp., Beaver County
 My Commission Expires Sept. 4, 2017