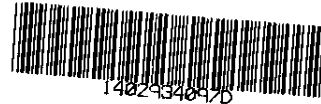


UNOFFICIAL COPY



Doc#: 1402934097 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/29/2014 02:19 PM Pg: 1 of 4

SPECIAL WARRANTY DEED

File No: 137-401941

Fidelity National Title
Attn: Tammy Rentauskas
116 North Chicago Street, Ste 203
Joliet, IL 60431

THIS AGREEMENT, made and entered into this 19 day of NOV 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 BCE INVESTMENTS, INC., 15501 DAN PATCH DR., PLAINFIELD, IL 60544 his/her/their heirs and assigns, party(ies) of the second part.

WITNESSETH, that for and 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 4725 NORTH BEACON STREET, #1, CHICAGO, IL 60640 which is legally described as follows:

(See Attached Legal Description)

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, covenants, 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 encumbered 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:

*Benjamin Drane by
[Signature]*
BENJAMIN DRANE

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

FIDELITY NATIONAL
TITLE INSURANCE

HW 000 399

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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: Michelle Dishel, CWSING SPECIALIST

[Signature]

Michelle Dishel

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

Kham Sinthavy

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

REAL ESTATE TRANSFER 12/03/2013

		COOK	\$0.00
		ILLINOIS:	\$0.00
		TOTAL:	\$0.00

14-17-103-030-1001 | 20131101602533 | RLQVHF

Date _____ Buyer, Seller or Repr _____

REAL ESTATE TRANSFER 12/03/2013

	CHICAGO:	\$0.00
	CTA:	\$0.00
	TOTAL:	\$0.00

14-17-103-030-1001 | 20131101602533 | XH197K

STATE OF GA

COUNTY OF Winnett

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Michelle Dishel, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date 11/19/13, 2013, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/ her free act and deed on behalf of Venoco Limited, 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 19 day of November, 2013.

KEYANA MARSHALL
WINNETT COUNTY, GEORGIA
NOTARY PUBLIC
MY COMMISSION EXPIRES
JULY 25, 2016

[Signature]
Notary Public

My commission expires: 7/25/16

PREPARED BY AND MAIL TO:
Sperling & Associates
Jeffrey C Sperling
24040 West Lockport Street
Plainfield, IL 60544

SEND SUBSEQUENT TAX BILLS:
Benjamin Drane
15501 Dan Patch Dr
Plainfield, IL 60544

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FIDELITY NATIONAL TITLE

20 N. CLARK - SUITE 220, CHICAGO, ILLINOIS 60602

PHONE: (312) 621-5000

FAX: (312) 621-5033

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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated 11/25/13, Signature: _____
Grantor or Agent

Subscribed and sworn to before me by the
said Agent
this 25 day of NOV 2013



Notary Public

The grantor 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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated 11/25/13, Signature: _____
Grantee or Agent

Subscribed and sworn to before me by the
said Agent
this 25 day of NOV 2013



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

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FIDELITY NATIONAL TITLE INSURANCE COMPANY

116 N. CHICAGO STREET, SUITE 203, JOLIET, ILLINOIS 60432

PHONE: (815) 726-7355
FAX: (815) 726-0663

ORDER NUMBER: 2011 HUD000399 UOC
STREET ADDRESS: 4725 N BEACON ST #1

CITY: CHICAGO COUNTY: COOK
TAX NUMBER: 14-17-103-030-1001

LEGAL DESCRIPTION:

UNIT #1 IN 4725 N. BEACON CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 1 IN SUBDIVISION OF LOTS 209, 210 AND THE NORTH 15 FEET OF LOT 208 OF SHERIDAN DRIVE SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 17 TOWNSHIP 40 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 97815714 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office