

UNOFFICIAL COPY

SPECIAL WARRANTY DEED



KNOW ALL MEN BY THESE PRESENTS:
That BAYVIEW LOAN SERVICING, LLC,
A DELAWARE LIMITED LIABILITY
COMPANY, herein called 'GRANTOR',
whose mailing address is:

Doc#: 1406642074 Fee: \$60.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/07/2014 01:32 PM Pg: 1 of 2

4425 Ponce DeLeon Boulevard,
Coral Gables, Florida 33146

FOR AND IN CONSIDERATION OF

TEN and NO/100 DOLLARS, and other good
and valuable consideration, to it in hand paid by the party or parties identified below as
GRANTEE hereunder, by these presents does grant, bargain, and sell unto:

EDWARD FIDEL CHICO

called 'GRANTEE' whose mailing address is:
all that certain real property situated in Cook County, Illinois and more particularly
described as follows:

LOT TWELVE (12) AND LOT THIRTEEN (13) IN BLOCK THREE (3) IN BLOCK THREE (3) IN A
SUBDIVISION OF THE EAST 869.85 FEET OF THE WEST 1027.62 FEET (EXCEPT THE SOUTH
224 FEET) OF THE SOUTH HALF (1/2) OF THE NORTHWEST QUARTER (1/4) OF THE
SOUTHWEST (1/4) OF SECTION 32, TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Tax No.: 26-32-306-025-0000 and 26-32-306-026-0000
Address of Property: 13536 Avenue L, Chicago, IL 60633

TO HAVE AND TO HOLD the above described premises, together with all the rights
and appurtenances thereto in any wise belonging, unto the said GRANTEE, his heirs or
successors and assigns forever, subject to: (a) covenants, conditions and restrictions of
record; (b) private, public and utility easements and roads and highways, if any; (c) party
wall rights and agreements, if any; (d) existing leases and tenancies, if any; (e) special
taxes or assessments for improvements not yet completed, if any; (f) installments not due
at the date hereof of any special tax or assessment for improvements heretofore
completed, if any; (g) general real estate taxes; (h) building code violations and judicial
proceedings relating thereto, if any; (i) existing zoning regulations; (j) encroachments if
any, as may be disclosed by a plat of survey; (k) drainage ditches, drain tiles, feeders,
laterals and underground pipes, if any; (l) all mineral rights and easements in favor of
mineral estate.

Subject as aforesaid, GRANTOR does hereby bind itself and its successors and assigns to
warrant and forever defend all and singular the said premises unto the said GRANTEE,
his heirs or successors and assigns, against every person whomsoever lawfully claiming
or to claim the same, or any part thereof, by, through, or under GRANTOR but not
otherwise.

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BOX 334 CT

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AOR-R (W.C.)

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IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed and sealed this 22 day of January, 2014 in its name by _____ its _____ thereunto authorized by resolution of its board of directors.

BAYVIEW LOAN SERVICING, LLC
BY:

[Signature]

Notary Signer
AVP

(AFFIX SEAL)

STATE OF Florida
COUNTY OF Miami Dade

The foregoing instrument was acknowledged before me this 22 day of January, 2014 by _____ as _____ of BAYVIEW LOAN SERVICING, LLC.

[Signature]

NOTARY PUBLIC



After Recording
MAIL TO:

Antonio Ahieu
904 S. Commercial #313
Chicago IL 60617

mail tax bill to:
Edward F. Chico
13536 Avenue L
Chicago IL 60633

This instrument prepared by:

KENNETH D. SLOMKA
SLOMKA LAW GROUP
15255 S. 94TH AVENUE, SUITE 602
ORLAND PARK, IL 60462

Permanent Tax No.: 26-32-306-025-0000 and 26-32-306-026-0000
Address of Property: 13536 Avenue L, Chicago, IL 60633

REAL ESTATE TRANSFER	01/28/2014
CHICAGO:	\$210.00
CTA:	\$84.00
TOTAL:	\$294.00

REAL ESTATE TRANSFER	01/28/2014
COOK	\$14.00
ILLINOIS:	\$28.00
TOTAL:	\$42.00