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THIS DOCUMENT PREPARED BY:
PIERCE & ASSOCIATES
1 North Dearborn
Thirteenth Floor
Chicago, Illinois 60602

Doc#: 1406613044 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/07/2014 02:24 PM Pg: 1 of 3

ADDRESS OF GRANTEE
& SUBSEQUENT TAX BILLS TO:

1025 VIRGINIA AVE
ATLANTA, GA 30354

RETURN TO: BOX 178
PA #1212422

WARRANTY DEED IN LIEU OF FORECLOSURE

KNOW ALL MEN BY THESE PRESENTS, that

JOHN H. BRIDGES AS INDEPENDENT ADMINISTRATOR OF THE ESTATE
OF ROBERT A. BRIDGES, DECEASED, 12P932

the GRANTOR herein, for the consideration of One Dollar (\$1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, does give, grant, bargain, sell, warrant and convey unto Delta Community Credit Union, the GRANTEE, their successors and assigns, all of the following described premises situated in the County of COOK, State of Illinois, to-wit:

LOT 39 IN BLOCK 20 IN THE NATIONAL CITY REALTY COMPANY'S 4TH ADDITION TO ROGERS PARK MANOR, A SUBDIVISION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 2433 WEST FARWELL AVENUE, CHICAGO, IL 60645

TAX NO: 10-36-230-007-0000

NOTE: THE PROPERTY IN QUESTION IS NOW VACANT, AND SHOULD NOT BE CONSTRUED AS BEING HOMESTEAD PROPERTY FOR THE GRANTOR OR THEIR SPOUSE, IF ANY.

TO HAVE AND TO HOLD the above granted and bargained premises with the appurtenances thereunto belonging, unto the said GRANTEE, their successors and assigns forever. The said GRANTOR does covenant for their self, their heirs, executors and assigns, that at the signing of these presents, they are well seized of the above described premises as a good and indefeasible estate in fee simple, and have good right to bargain and sell the same in the manner and form as above written; and that the same are free and clear from all encumbrances whatsoever, and that they and their heirs, executors, and assigns will warrant and defend said premises, with the appurtenances thereunto belonging, unto said GRANTEE, their successors and assigns, against all lawful claims and demands whatsoever. Said GRANTOR hereby releases and waives all rights under and by virtue of the Homestead Exemption laws of the State of Illinois

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and any other State Law which may apply.

WITNESS the HAND and SEAL of the GRANTOR on this 4 day of November, 2013.

X John H. Bridges
JOHN H. BRIDGES AS INDEPENDENT ADMINISTRATOR OF THE ESTATE OF ROBERT A. BRIDGES
STATE OF ILLINOIS

) SS.

COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid do hereby certify that,

JOHN H BRIDGES,

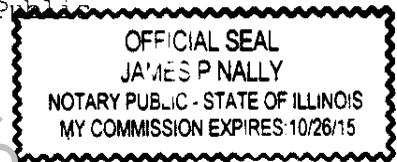
the affiant, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as a free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of Homestead.

Given under my hand and Notarial Seal this 4 day of NOVEMBER, 2013.

SEAL

James P Nally
Notary Public

My Commission Expires: _____



"EXEMPT UNDER PROVISION OF PARAGRAPH 6, SECTION 31-45, REAL ESTATE TRANSFER TAX LAW."

3/05/14
DATE

[Signature]
AGENT

Tax exempt pursuant to the Real Estate Transfer Tax Act for the City/Village of _____

as the subject conveyance is consideration under Ten Dollars (\$10.00).

DATE

AGENT

P&A #1212422

City of Chicago
Dept. of Finance
661965



Real Estate
Transfer
Stamp

\$0.00

2/28/2014 14:23

dr00198

Batch 7,732,915

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ATTORNEYS' TITLE GUARANTY FUND, INC.

STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her 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 and hold title to real estate under the laws of the State of Illinois.

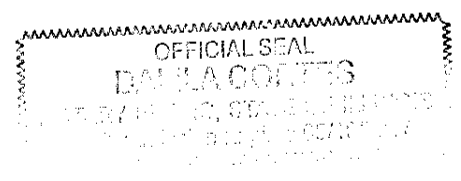
Dated 3/05/14

[Signature]
Signature of Grantor or Agent

Subscribed and sworn to before me this

5 day of MAR, 2014
Day Month Year

[Signature]
Notary Public



The grantee or the grantee's 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 3/05/14

[Signature]
Signature of Grantee or Agent

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.)

Subscribed and sworn to before me this

5 day of MAR, 2014
Day Month Year

[Signature]
Notary Public

