

AFTER RECORDING, MAIL TO:

UNOFFICIAL COPY

SATURN TITLE, LLC  
1030 W. HIGGINS RD.  
SUITE 365  
PARK RIDGE, IL 60068

1418254 1061



**SPECIAL WARRANTY DEED**

**File No: Case: 131-857673**

Saturn Title LLC  
1030 W. Higgins Road, Suite 365  
Park Ridge, IL 60068  
Phone: 847-696-1000

**Doc#: 1418350006 Fee: \$42.00**  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/02/2014 11:08 AM Pg: 1 of 3

THIS AGREEMENT, made and entered into this 17<sup>th</sup> day of JUNE, 2014, 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 **Epigmenio Beltran, 2718 S 59TH AVE CICERO, IL 60804** 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 **1318 S CENTRAL AVE, CICERO, IL 60804** 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, 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:

  
Epigmenio Beltran

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

COOK COUNTY Real Estate Transfer Tax  
CICERO 1318 S CENTRAL AVE  
\$50  
3

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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:

[Signature]  
[Signature]

Secretary of Housing and Urban Development  
By: [Signature]  
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 Tax Act.**

Date \_\_\_\_\_ Buyer, Seller or Representative

STATE OF Georgia )  
COUNTY OF Fulton ) SS.

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared [Signature], who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date \_\_\_\_\_, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed on behalf of Pemco LTD, 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 17<sup>th</sup> day of June, 2014.



JOYCE R KING  
FULTON COUNTY, GEORGIA  
NOTARY PUBLIC  
MY COMMISSION EXPIRES  
JUNE 12, 2016

Joyce R King  
Notary Public

My commission expires: June 12, 2016

**PREPARED BY AND MAIL TO:**  
Fernando M. Vian  
2823 N. Milwaukee Ave  
Chicago, IL 60618

**SEND SUBSEQUENT TAX BILLS:**

E. BERTRAN  
1318 S. CENTRAL AVE.  
CICERO IL 60604.

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## LEGAL DESCRIPTION

LOT 14 EXCEPT THE SOUTH 1 FOOT THEREOF, AND LOT 15 IN BLOCK 8 IN JAMES U. BORDEN'S ADDITION TO WARREN PARK IN SECTION 20, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN# 16 20-215-043-0000

PROPERTY ADDRESS: 1318 S Central Ave, Cicero, IL 60804

STATE TAX

STATE OF ILLINOIS

JUL.-2.14

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 000004034

REAL ESTATE TRANSFER TAX

00037.50

COOK COUNTY

REAL ESTATE TRANSACTION TAX

JUL.-2.14

REVENUE STAMP

# 000003959

REAL ESTATE TRANSFER TAX

00018.75

FP 103048

Property of Cook County Clerk's Office