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SPECIAL WARRANTY DEED



File No: 137-563585
GHS14-135

Doc#: 1421015107 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/29/2014 01:45 PM Pg: 1 of 5

Gardi and Haught, Ltd.
Attorneys at Law
951 N. Plum Grove Rd. Suite G
Schaumburg, IL 60173

THIS AGREEMENT, made and entered into this _____ day of _____, 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 **Daniel Ortiz, 2836 Downing Ave., Westchester IL 60154** 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: **2523 EUCLID AVE., BERWYN IL 60402** 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: _____
Daniel Ortiz

THE CITY OF BERWYN, IL REAL ESTATE TRANSFER TAX



\$1,300.00 7-1-14
COLLECTORS OFFICE /AV.

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

★ This page is for recording purposes only (Stamp)

S Y
P 5/66
S N
M N
SC Y
E Y
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SPECIAL WARRANTY DEED

File No: 137-563585
GHS14-135

Gardi and Haught, Ltd.
Attorneys at Law
951 N. Plum Grove Rd. Suite G
Schaumburg, IL 60173

THIS AGREEMENT, made and entered into this 30th 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 **Daniel Ortiz, 2836 Downing Ave., Westchester IL 60154** 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 **2836 EUCLID AVE., BERWYN IL 60402** which is legally described as follows:

(See Attached Legal Description)

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Buyer's Acknowledgement:


Daniel Ortiz

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

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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:

Anna Ware
Tanna Ware

Secretary of Housing and Urban Development

By:

Sharon Lee

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.

REAL ESTATE TRANSFER TAX

01-Jul-2014



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

16-30-225-009-0000 | 20140601605792 | 0-851-353-344

6-25-14 Sharon Lee
Date Buyer, Seller or Representative

STATE OF Georgia

SS.

COUNTY OF Fulton

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Sharon Lee, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date 6/23, 2014, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed on behalf of Penco 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 23rd 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:

Gardi and Haught, Ltd.
Tom Haught
951 N. Plum Grove Rd. Suite G
Schaumburg, IL 60173

SEND SUBSEQUENT TAX BILLS:

Daniel Ortiz
2523 Euclid Ave
Berwyn, IL 60402

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1409 ST5150224 MNC
STREET ADDRESS: 2523 EUCLID AVE.
CITY: BERWYN COUNTY: COOK
TAX NUMBER: 16-30-225-009-0000

LEGAL DESCRIPTION:

LOT 84 IN OAK PARK AVENUE HOME ADDITION, BEING A SUBDIVISION OF LOT 6 IN PARTITION OF THE WEST 51.49 ACRES OF THE WEST 1/2 OF THE NORTHEAST 1/4 AND THE EAST 41 ACRES OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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

Dated June 30, 2014

Signature: _____
Grantor or Agent

Subscribed and sworn to before me
By the said agent
This 30 day of June, 2014
Notary Public Alison Walkington

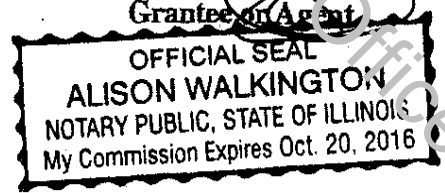


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date June 30, 2014

Signature: _____
Grantee or Agent

Subscribed and sworn to before me
By the said agent
This 30 day of June, 2014
Notary Public Alison Walkington



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.)