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This Document Prepared By:

Ginali Associates PC
947 N. Plum Grove Road
Schaumburg, IL 60173



Doc#: 1435642031 Fee: \$48.00
 RHSP Fee: \$9.00 RPRF Fee: \$1.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 12/22/2014 10:02 AM Pg: 1 of 6

After Recording Return To:

Stoneway Homes, Inc.
7649 S Long Ave
Burbank, Illinois 60459

SPECIAL WARRANTY DEED

THIS INDENTURE made this 8 day of October, 2014, between **JPMORGAN CHASE BANK, NATIONAL ASSOCIATION**, hereinafter ("Grantor"), and **Stoneway Homes, Inc.**, whose mailing address is 7649 S Long Ave, Burbank, Illinois 60459, (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, does CONVEY, GRANT, BARGAIN AND SELL unto the Grantees, and to their heirs and assigns, FOREVER, the real property situated in the County of Cook and State of Illinois and more particularly described on Exhibit A and known as **423 Carrick Rd, Matteson, IL 60443.**

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its heirs and assigns, 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 charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to all matters set forth on Exhibit B.

Grantor makes no representations or warranties, of any kind or nature whatsoever, other than

REAL ESTATE TRANSFER TAX		03-Nov-2014
	COUNTY:	75.00
	ILLINOIS:	150.00
	TOTAL:	225.00
31-15-316-012-0000 20141001640483 0-922-010-240		

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 COOK COUNTY CLERK'S OFFICE

EX 313-17

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Grantor makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the Grantor acquired title.

This conveyance is made subject to all matters set forth on Exhibit B.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behalf of the Grantee forever.

Property of Cook County Clerk's Office

JK

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Executed by the undersigned on October 8, 2014:

GRANTOR:
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

By: Janet Hill OCT 08 2014
 Name: Janet Hill
 Title: Vice President

STATE OF _____)
) SS
 COUNTY OF _____)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that _____, personally known to me to be the _____ of **JPMORGAN CHASE BANK, NATIONAL ASSOCIATION**, and 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 as such _____ he/she signed and delivered the instrument as his/her free and voluntary act, and as the free and voluntary act and deed of said **JPMORGAN CHASE BANK, NATIONAL ASSOCIATION**, for the uses and purposes therein set forth.

Given under my hand and official seal, this _____ day of _____, 2014.

Commission expires _____, 20_____
 Notary Public

See Attached
 Notary Acknowledgement

Jan

SEND SUBSEQUENT TAX BILLS TO:

Stoneway Homes, Inc.
7649 S Long Ave
Burbank, Illinois 60459

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Notary Acknowledgement

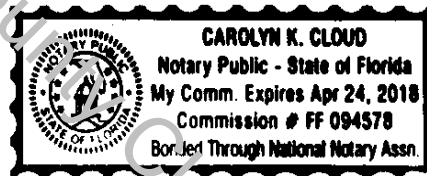
STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this October 8, 2014, by Janet Hill, the Vice President of JPMorgan Chase Bank, NA, a National Association organized under the laws of the United States of America. He/she is personally known to me.

X 

Notary Public



(seal)

Printed Name: Carolyn K. Cloud

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Exhibit B Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);
5. All roads and legal highways;
6. Rights of parties in possession (if any); and
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.

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Exhibit A Legal Description

Lot 95 in Butterfield Tract Unit 3 being a Subdivision of part of the West 1/2 of the Northwest 1/4 and part of the Northwest 1/4 of the Southwest 1/4 of Section 14, Township 35 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois. Being the same premises as conveyed in Deed from State Bank of Countryside recorded 08/07/04 in Document Number 0415946011, in said County and State.

Permanent Real Estate Index Number: 31-15-316-012-0000 ✓

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