



Doc#: 1511142036 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/21/2016 11:20 AM Pg: 1 of 2

CT
158T00085RM
AH 1872

SPECIAL WARRANTY DEED

This Agreement, made this 18th day of February, 2015, between PROVIDENT FUNDING ASSOCIATES, L.P., a corporation created and existing under and by virtue of the laws of the State of CA and duly authorized to transact business in the State of Illinois, party of the first part, and

Abdelaziz Mostafa, 5523 N. Mulligan, Chicago, IL 60630, party of the second part,

Witnesseth, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of Directors of said Corporation, by these presents does REMISE, RELEASE, ALIEN, AND CONVEY all the following described real estate, situated in the County of Cook, State of Illinois known and described as follows, to wit:

Lot 233 in Wesley Fields, a Subdivision of the West 1/2 of the Northeast 1/4 of Section 35, Township 38 North, Range 12, East of the Third Principal Meridian (except from said West 1/2 of the Northeast 1/4 the North 10 rods of the East 8 rods thereof) in Cook County, Illinois, according to the Plat thereof registered in the office of the Registrar of titles of Cook County, Illinois on January 5, 1954 as Document No. 1501535, in Cook County, Illinois.

Permanent Index Number(s): 18-35-200-009-0000

Commonly Known As: 7937 S. 84th Ave, Justice, IL 60458

SUBJECT TO: covenants, conditions and restrictions of record so long as they do not interfere with Grantee's use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements

Together with all and singular the herditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the herditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his/her/their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part. His/her/their 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.

BOX 333-CT

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UNOFFICIAL COPY

IN WITNESS WHEREOF, said party of the first party has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its authorized representative.

potestivo
PROVIDENT FUNDING ASSOCIATES, L.P.

By: *Milin Patel*

Its: *A.V.P.*

State of *California*)
County of *San Mateo*) SS.

I, *Jennifer Sanchez* a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that *Milin Patel*, personally known to me to be the Authorized Representative of PROVIDENT FUNDING ASSOCIATES, L.P., a Corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this *18th* day in person, and severally acknowledged that as such Authorized Representative, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said Corporation as their free and voluntary act, and as the free and voluntary act and deed of said Corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this *18th* day of *February*, 2015.

Jennifer Sanchez
Notary Public



9/23/2018
My Commission Expires

REAL ESTATE TRANSFER TAX		13-Apr-2015
	COUNTY:	60.75
	ILLINOIS:	121.50
	TOTAL:	182.25
18-35-200-009-0000 20150301670410 0-165-111-296		

Prepared By:
Potestivo & Associates, P.C.
Angela S Veda
223 West Jackson Blvd. Suite 610
Chicago, IL 60606

Return To:
Chicago Title
1701 West Golf Road, #1-101
Rolling Meadows, IL 60008

Mail Subsequent tax bills to:
Abdelaziz Mostafa
7937 S. 84th Ave.
Justice, IL 60458

Our File Number: C15-16643