

# UNOFFICIAL COPY



15280221170

Doc#: 1528022117 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/07/2015 03:03 PM Pg: 1 of 2

140297347852

**PREPARED BY:**  
Codilis & Associates, P.C.  
Brian P. Tracy, Esq.  
15W030 N. Frontage Rd.  
Burr Ridge, IL 60527

**MAIL TAX BILL TO:**  
Leo Satas  
40 W 208 Wildwood DR  
Aurora, IL 60506

**MAIL RECORDED DEED TO:**  
Leo Satas  
40 W 208 Wildwood DR  
Aurora, IL 60506

## SPECIAL WARRANTY DEED


2/2

THE GRANTOR, CitiMortgage, Inc., 1000 Technology Drive, O'Fallon, MO 63368, a corporation organized and existing under the laws of the State of New York, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to THE GRANTEE(S) Leo Satas, of 3723 S. 52nd Court Cicero, IL 60804, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

THE SOUTH 25.0 FEET OF THE NORTH 50.0 FEET OF THE SOUTH 111.0 FEET OF THE NORTH 339.79 FEET OF BLOCK 9 IN CALVIN F. TAYLOR'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



**PERMANENT INDEX NUMBER:** 16-33-322-021-0000  
**PROPERTY ADDRESS:** 3723 S. 52nd Court, Cicero, IL 60804

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities, drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

T O W N O F C I C E R O	Town of Cicero	Address: 3723 S 52ND CT	<b>Real Estate Transfer Tax</b>
		Date: 09/21/2015	\$850.00
		Stamp #: 2015 1463	Payment Type: cash
		By: Idavalos	Compliance #: 2015-7FK4KR4

40

REAL ESTATE TRANSFER TAX 07-Oct-2015

		COUNTY:	42.50
		ILLINOIS:	85.00
		TOTAL:	127.50

16-33-322-021-0000 | 20150901627752 | 1-134-935-936

CCRD REVIEWER 

# UNOFFICIAL COPY

Special Warranty Deed - Continued

Dated this 8/28/2015

CitiMortgage, Inc.

By: Marc Handley Vice President -  
Marc Handley Document Control 8/28/2015

STATE OF Missouri )  
COUNTY OF St. Charles ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Marc Handley known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this August 28, 2015

[Signature]  
Notary Public

My commission expires: 3/5/17

**TIMOTHY J. ELLIFF**  
Notary Public - Notary Seal  
State of Missouri  
St. Louis County  
Commission #13456538  
My Commission Expires March 5, 2017