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Doc#: 1528608181 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/13/2015 10:19 AM Pg: 1 of 2

Dec ID 20150801619586
ST/CO Stamp 1-048-117-312 ST Tax \$140.00 CO Tax \$70.00
City Stamp 0-897-957-952 City Tax: \$1,470.00

SPECIAL WARRANTY DEED

(Corporation to Individual)

Mail To:
David Koch, Esquire
Koch & Associates
5947 West 35th Street
Cicero, Illinois 60804

Name and Address of Taxpayer:
Gabriel Ruiz
4500 West 65th Place
Chicago, Illinois 60629

THIS INDENTURE, made this 24th day of August, 2015 between **PARK FEDERAL SAVINGS BANK**, an Illinois corporation created and existing under and by virtue of the laws of and duly authorized to transact business in the State of Illinois, party of the first part, and **GABRIEL RUIZ, 4500 West 65th Place, Chicago, Illinois 60629**, party of the second part.

WITNESSETH, that the said party of the first part, for and in consideration of the sum of **Ten (\$10.00) Dollars** in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does **REMIT, RELEASE, ALIEN AND CONVEY** unto the said party of the second part, and to their heirs and assigns, **FOREVER**, all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 29 IN MARIAN ADDITION TO PRINCE BUILDERS SUPERVISION UNIT NO. 4, BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

**SUBJECT TO: Any and all covenants, conditions, easements, restrictions and any other matters of record.
Taxes not yet due and payable.**

Permanent Real Estate Index Number(s): **19-22-129-015-0000**
Address(es) of Real Estate: **4500 West 65th Place, Chicago, Illinois 60629**

Together with all the singular and hereditaments 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 said party of the first part, either in law or equity of, in and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the said party of the second part, their heirs and assigns forever.

Chicago Title

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And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, 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; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it **WILL WARRANT AND FOREVER DEFEND.**

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by **Park Federal Savings Bank**, the day and year first above written.

PARK FEDERAL SAVINGS BANK

David A. Remijas, Executive Vice President

Attest

BY: Victor E. Caputo, CEO

STATE OF ILLINOIS)

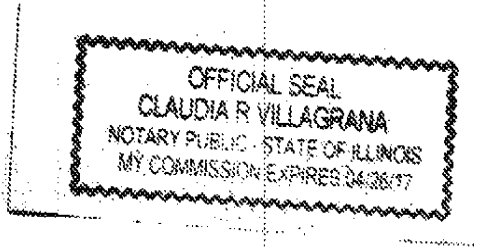
) SS

COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that **David A. Remijas** and Victor E. Caputo personally known to me to be the same persons whose names are subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument 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 24th day of August, 2015.

Claudia R. Villagrana
Notary Public



Instrument Prepared By **Michael J. Goldrick, Esquire, Goldrick & Goldrick, Ltd., 10827 South Western Avenue, Chicago, Illinois 60643**