

# UNOFFICIAL COPY



## SPECIAL WARRANTY DEED

Case No.: 137-173200  
Fidelity National Title  
6250 W. 95<sup>th</sup> St.  
Oak Lawn IL 60453

Doc#: 1535846001 Fee: \$46.25  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/24/2015 10:07 AM Pg: 1 of 4

THIS AGREEMENT, made and entered into this 17 day of December, 2015, 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 **FRANCISCO J. MUNOZ JR., a single man**, of 18757 Queens Rd., Homewood IL 60430, 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 **18515 HARWOOD AVE. #2B, HOMEWOOD IL 60430**, 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 encumbered or charged, 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 Acknowledgment:

Francisco J. Munoz Jr.

FIDELITY NATIONAL TITLE

CU 15034052

REAL ESTATE TRANSFER TAX

17-Dec-2015



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00

32-06-112-036-1041 | 20151201650009 | 0-014-476-352

# UNOFFICIAL COPY

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 authority published at 70 FR 43171 on July 26, 2005 by the Department of Housing and Urban Development.

Signed, sealed and delivered in the presence of:

[Signature]  
[Signature]

Secretary of ~~Housing and Urban Development~~ HomeTelos and HUD's delegated  
Contractor for C-DPC-23832

By: [Signature]  
For the United States Department of Housing and Urban Development, Senior Project Manager  
United States of America.

"EXEMPT" under provisions of Paragraph (b),  
Section 4, Real Estate Transfer Tax Act.

12/17/15 [Signature]  
Date Buyer, Seller or Representative

STATE OF Tennessee

COUNTY OF Clarendon SS.

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared RON HUTCHISON, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date December 17, 2014, by virtue of the above-cited authority and acknowledged the foregoing instrument to be his/her free act and deed on behalf of HomeTelos, 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.

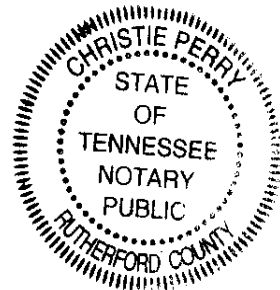
Witness my hand and official seal this 15 day of December 2015.

[Signature]  
Notary Public

My commission expires: 7/8/2018

MAIL TO:  
Mary F. Murray  
6350 N. Cicero Ave. Ste. 200  
Chicago IL 60646

SEND SUBSEQUENT TAX BILLS TO:  
Francisco Munoz Jr.  
18757 Queens Rd.  
Homewood IL 60430



# UNOFFICIAL COPY

## LEGAL DESCRIPTION

PARCEL 1: UNIT 18515-2B AND G-9 IN THE HARWOOD COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND: LOT 1 OF HARWOOD AVENUE APARTMENTS RESUBDIVISION OF LOTS 17 TO 32 INCLUSIVE IN BLOCK 6 AND LOTS 1 TO 7 INCLUSIVE IN BLOCK 7 ALSO THE VACATED PORTION OF ELM AVENUE LYING BETWEEN SAID BLOCK 6 AND 7 SOUTH OF THE SOUTH LINE OF WILLOW ROAD NORTH OF THE NORTH LINE OF HEATHER STREET AND EAST OF THE EASTERLY LINE OF HARWOOD AVENUE ALL IN SOUTH HOMEWOOD, A SUBDIVISION OF ALL OF THAT PART OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BETWEEN THE ILLINOIS CENTRAL RAILROAD (ON THE WEST AND THE CHICAGO AND VINCENNES ROAD ON THE EAST) AND BETWEEN THE NORTH LINE OF SAID SOUTH HALF OF NORTHWEST QUARTER AND A LINE 902 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF SAID SOUTH HALF OF NORTHWEST QUARTER OF SECTION 6 WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 09152098 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-D, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, IN COOK COUNTY, ILLINOIS.

Commonly known as 18515 HARWOOD AVE. #2B, HOMEWOOD IL 60430  
P.I.N. 32-06-112-036-1041  
32-06-112-036-1027

**PREPARED BY:**

Mary F. Murray  
6350 N. Cicero Ave.  
Suite 200  
Chicago IL 60646

# UNOFFICIAL COPY



FIDELITY NATIONAL TITLE

20 N. CLARK - SUITE 220, CHICAGO, ILLINOIS 60602

PHONE: (312) 621-5000

FAX: (312) 621-5033

## STATEMENT BY GRANTOR AND GRANTEE

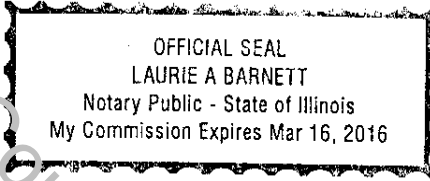
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Dated 17 Dec, 2015 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the  
said \_\_\_\_\_

this \_\_\_\_\_ day of \_\_\_\_\_

[Signature]  
Notary Public



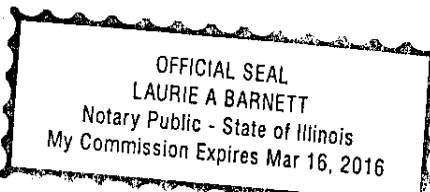
The grantor or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated 17 Dec, 2015 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the  
said \_\_\_\_\_

this \_\_\_\_\_ day of \_\_\_\_\_

[Signature]  
Notary Public



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.]