

UNOFFICIAL COPY

SPECIAL WARRANTY DEED
ILLINOIS STATUTORY
CORPORATION



Doc#: 1609922009 Fee: \$40.00
RHSP Fee:\$9.00 RPPF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/08/2016 08:35 AM Pg: 1 of 2

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

1565257 1/2

THE GRANTOR, **MacNeal Management Services, Inc.**, an Illinois Corporation, located at 3249 S. Oak Park Avenue, in the City of Berwyn, in the County of COOK, in the State of ILLINOIS, a corporation created and existing under and by virtue of the laws of the State of ILLINOIS and duly authorized to transact business in the state of ILLINOIS, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, by these presents does REMISE, ALIEN, CONVEY and WARRANT TO THE GRANTEE: **LILLIAN C. AVELAR**, the following described Real Estate situated in the County of Cook in the State of IL, to wit:

* 3415 FAIRIE N BROOKFIELD, IL 60513

LOTS 1 AND 2 IN BLOCK 12 IN BERWYN, A SUBDIVISION OF BLOCKS 4, 5, 12, 13, 20, 21, 28, 29, 34, 35, 36 AND 39 IN LAVERGNE, A SUBDIVISION OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TO HAVE AND TO HOLD said premises, with all appurtenances thereto belonging. The GRANTOR does covenant that it has not done or suffered to be done anything whereby the said premises hereby granted are, or may be, in any manner incumbered 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, will WARRANT AND DEFEND,

SUBJECT TO: General taxes for the year 2015 and subsequent years; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities provided said easements do not unreasonably interfere with the intended use of the property; drainage ditches, feeders, and drain tile, pipe or other conduit and all other matters of record affecting the property.

Permanent Real Estate Index Number(s): 16-31-222-015-0000 &
16-31-222-016-0000

Address(es) of Real Estate: 3300 Wesley Avenue, Berwyn, Illinois 60402

In Witness Whereof, said GRANTOR has caused its name to these presents by J. SCOTT STEINER, CHIEF EXECUTIVE OFFICER, this 26th day of February, 2016

MacNeal Management Services, Inc.

BY 
J. SCOTT STEINER, CHIEF EXECUTIVE OFFICER

THE CITY OF  REAL ESTATE
BERWYN, IL TRANSFER TAX
3/24/16 *1800.00
COLLECTOR'S OFFICE

Bm 2

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK --SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that J. SCOTT STEINER, personally known to me to be the CHIEF EXECUTIVE OFFICER of MACNEAL MANAGEMENT SERVICES, INC., personally known to me to be the CHIEF EXECUTIVE OFFICER of said Corporation, 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 severally acknowledged that as such J. SCOTT STEINER, CHIEF EXECUTIVE OFFICER has signed and delivered the said instrument as his free and voluntary act.

Given under my hand and official seal this 26th day of February, 2016





Susan A Jantelezio
Notary Public
My Commission Expires: 5/6/2018

Prepared by:
Robert Cheely
6446 W. Cermak Road
Berwyn, IL 60402

Mail to:
~~Lillian C. Avelar~~ VINCENT F. GIULIANO
7722 W. CERMACK RD Suite 701
NORTH RIVERSIDE, IL 60546

Name and Address of Taxpayer:
Lillian C. Avelar
3300 WESLEY AVENUE
BERWYN, IL 60546

| REAL ESTATE TRANSFER TAX | | 07-Apr-2016 |
|---|-----------|-------------|
|  | COUNTY: | 90.00 |
|  | ILLINOIS: | 180.00 |
| | TOTAL: | 270.00 |

16-31-222-015-0000 | 20160301682782 | 0-652-439-104