

UNOFFICIAL COPY

⑤ 15NW7117960RM
SPECIAL WARRANTY DEED
Att PP 1/17

Doc#: 1613249059 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/11/2016 10:16 AM Pg: 1 of 2

Dec ID 20160401694312
ST/CO Stamp 2-102-776-128 ST Tax \$65.00 CO Tax \$32.50
City Stamp 0-690-950-464 City Tax: \$682.50

Completed By: Ginali Associates, P.C.
947 N. Plum Grove Road, Schaumburg, IL 60173

THIS INDENTURE, made on the 14th day of April, 2016, by and between **First Guaranty Mortgage Corporation** by RoundPoint Mortgage Servicing Corporation its Attorney in Fact, whose address is 5016 Parkway Plaza Blvd., Suite 200, Charlotte, NC 28217, hereinafter referred to as Grantor, and duly authorized to transact business in the State of Illinois, party of the first part, and **ERIC CRAWFORD**, 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 authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIENATE AND CONVEY unto the party of the second part **ERIC CRAWFORD** and his heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook, and State of Illinois known and described as follows, to wit:

LOT 112 IN BESSEMER PARK ADDITION, A SUBDIVISION OF LOTS 1 TO 30, BOTH INCLUSIVE, IN BLOCK 2; LOTS 1 TO 31; BOTH INCLUSIVE, IN BLOCK 3 AND LOTS 1 TO 47, BOTH INCLUSIVE, IN BLOCK 6, LOTS 1 TO 21, BOTH INCLUSIVE, AND LOTS 28 TO 48, BOTH INCLUSIVE, IN BLOCK 7 IN RESUBDIVISION OF BLOCKS 1 TO 7, BOTH INCLUSIVE, IN IRA HOLMES' ADDITION TO SOUTH CHICAGO, BEING A SUBDIVISION OF THE SOUTHWEST ¼ OF THE NORTHWEST ¼ OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT RAILROAD LANDS) IN COOK COUNTY, ILLINOIS.

Together with all and singular the 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 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 party of the second part, **ERIC CRAWFORD** and his 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 **ERIC CRAWFORD** and his heirs and assigns forever, 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 DEFEND as to matters of title.

Permanent Real Estate Numbers: 26-06-122-010-0000

Address of the Real Estate: 9027 South Phillips Avenue, Chicago, IL 60617

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Agent, the day and year first above written.

First Guaranty Mortgage Corporation

by RoundPoint Mortgage Servicing Corporation its Attorney in Fact

Darrell D. Fatzinger
Assistant Vice President
Real Estate Operations

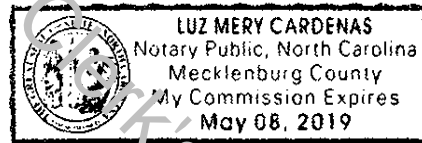
STATE OF North Carolina
Mecklenburg COUNTY

On this date, before me personally appeared Darrell D. Fatzinger, AVP Real Estate Operations pursuant to a delegation of authority, to me known to be the person who executed the foregoing instrument on behalf of the Seller, and acknowledged that he/she executed the same as his/her free act and deed.

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of North Carolina aforesaid, this 14 day of April, 2016.


Notary Public

My term Expires: May 08, 2019



MAIL TO:

Eric Crawford
4800 S. Lake Park Apt. 1504
Chicago, IL 60615

SEND SUBSEQUENT TAX BILLS TO:

Eric Crawford
4800 S. Lake Park Apt. 1504
Chicago, IL 60615