

UNOFFICIAL COPY

SPECIAL WARRANTY DEED



MAIL TO:
Codilis & Associates, P.C.
15W030 North Frontage Road, Ste. 100
Burr Ridge, IL 60527

Doc#: 1614034035 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/19/2016 01:37 PM Pg: 1 of 3

NAME AND ADDRESS OF TAXPAYER:
THE SECRETARY OF HOUSING
AND URBAN DEVELOPMENT
C/o Michael Con, Connor and Boul
4400 WILL ROGERS PARKWAY, STE. 300
OKLAHOMA CITY, OK 73108

THIS INDENTURE, made this 14th day of July, 2015, between GRANTOR (S), WELLS FARGO BANK, N.A., an association organized and existing under the laws of the United States of America with its principal office and place of business located at 3476 STATEVIEW BLVD, FORT MILL SC 29715 party of the first part and, Secretary of Housing and Urban Development, his Successors and Assigns, hereinafter referred to as Grantee, 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 good and 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 association, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their 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 31 IN THE RESUBDIVISION OF LOTS 10 TO 24 INCLUSIVE, IN BLOCK 2 AND ALL OF BLOCK 3 IN HOOKER'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Together with all and 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 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 party, their 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, WILL WARRANTY AND DEFEND, subject to :

837 N. Taylor Avenue, Oak Park, IL 60304

EXEMPTION APPROVED

Craig M. Lesner
**CRAIG M. LESNER, CFO
VILLAGE OF OAK PARK**

Permanent Index No: 16-05-305-011

EXEMPTION APPROVED

Craig M. Lesner
**CRAIG M. LESNER, CFO
VILLAGE OF OAK PARK**

UNOFFICIAL COPY

Any outstanding general real estate taxes, any special assessments; 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.

Permanent Index No: 16-05-305-011

Property Address: 837 N. Taylor Avenue, Oak Park, IL 60302

IN WITNESS WHEREOF, said party of the first part has caused to be hereto affixed, and has caused its name to be signed to these presents by its Vice President Loan Documentation, and attested by its Vice President Loan Documentation, the day and year first above written.

WELLS FARGO BANK, N.A.

BY:

Julia Alice Munn

Julia Alice Munn
Vice President Loan Documentation
Wells Fargo Bank, N.A.

07/14/2015

ATTEST:

Tiffany Person

Tiffany Person
Vice President Loan Documentation
Wells Fargo Bank, N.A.

07/14/2015

State of South Carolina

County of York

The foregoing instrument was acknowledged before me this July 14, 2015 by Julia Alice Munn, Vice President Loan Documentation and Tiffany Person, Vice President Loan Documentation, or behalf of Wells Fargo Bank, N.A., a national banking association. Julia Alice Munn and Tiffany Person [] is personally known to me or (x) produced satisfactory evidence of identification.

Notary Public

My commission expires

Sheryl L. Hennika
09/01/2016

SHERYL L. HENNIKA
NOTARY PUBLIC
State of South Carolina
My Commission Expires
September 01, 2016

COUNTY - ILLINOIS TRANSFER STAMPS

Exempt Under Provisions of

Paragraph E

Real Estate Transfer Act

35 ILCS 200/31-45

Date: 5/18/16

Signature: _____

Grantee Contact:

Secretary of Housing and Urban Development
C/o Michaelson, Connor and Boul
4400 Will Rogers Parkway, Suite 300
Oklahoma City, OK 73108

Jill Milicev

Return to:

Prepared by: Matt Moses ARDC #6278082

Codilis & Associates, P.C.

15W030 North Frontage Road

Burr Ridge, IL 60527

Our File: 14-13-

EXEMPTION APPROVED

Craig M. ...
CRAIG M. ... CFO
VILLAGE OF OAK PARK

UNOFFICIAL COPY

File # 14-13-02581

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 of Assignment of Beneficial Interest in 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 and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated May 18, 2016

Signature: _____

Grantor or Agent

Jill Milicev

Subscribed and sworn to before me
By the said Agent
Date 5/18/2016
Notary Public _____

The Grantee 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 and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated May 18, 2016

Signature: _____

Grantee or Agent

Jill Milicev

Subscribed and sworn to before me
By the said Agent
Date 5/18/2016
Notary Public _____

Note: Any person who knowingly submits a false statement concerning the identity of 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.)