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MAIL TAX BILL TO:

Orlando E. Pillacela
821 N. Lockwood Ave.
Chicago IL 60651

MAIL RECORDED DEED TO:

Victor R. Fernandez
5054 W. Irving Park Rd.
Chicago IL 60641

PREPARED BY:

David T. Cohen & Associates, Ltd.
10729 W. 159th Street
Orland Park, IL 60467
(708) 460-7711



1622845165D

Doc#: 1622845165 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/15/2016 02:36 PM Pg: 1 of 2

SPECIAL WARRANTY DEED

(Corporation to Individuals)

THE GRANTOR, TCF NATIONAL BANK, a national association banking association existing under and by virtue of the laws of the United States of America and headquartered in the State of South Dakota and duly authorized to transact business in the State of Illinois, with its principal office in Illinois located at 800 Burr Ridge Parkway, Burr Ridge, IL 60527, for and in consideration of the sum of TEN AND NO/100THS (\$10.00) DOLLARS, in hand paid, and pursuant to the authority given by the Board of Directors of TCF National Bank CONVEYS AND WARRANTS to ORLANDO E. PILLACELA, single of Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION:

LOT 31 IN BLOCK 3 IN THE SUBDIVISION OF THE EAST 1/2 OF THE SOUTH EAST 1/4 OF THE SOUTH WEST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 821 N. LOCKWOOD AVENUE, CHICAGO, IL 60651

Permanent Index No.: 16-04-330-015-0000

ATGF, INC.

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances,

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REAL ESTATE TRANSFER TAX		03-Aug-2016	
	COUNTY:	20.00	
	ILLINOIS:	40.00	
	TOTAL:	60.00	
16-04-330-015-0000		20160701630378 1-105-945-406	

REAL ESTATE TRANSFER TAX		03-Aug-2016	
	CHICAGO:	300.00	
	CTA:	120.00	
	TOTAL:	420.00 *	
16-04-330-015-0000		20160701630378 0-322-822-976	
* Total does not include any applicable penalty or interest due.			

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easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

In witness whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice President and attested to by its Senior Vice President, this 25th day of July, 2016.

TCF NATIONAL BANK

BY: Randy Fuchser

ATTEST: [Signature]

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Randy Fuchser, personally known to me to be a Vice President of TCF National Bank and Jeff Memeti, personally known to me to be a Senior Vice President of TCF National Bank, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Vice President and Senior Vice President, they signed and delivered the said instrument, not individually, but in their capacity as Vice President and Senior Vice President of TCF National Bank, for the uses and purposes therein set forth.

Given under my hand and official seal, this 25th day of July, 2016.

Commission expires: 6/16/18



Nicole A. Stasiek
Notary Public