

# UNOFFICIAL COPY



Doc#: 1622813051 Fee: \$44.00  
RHSP Fee:\$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/15/2016 01:46 PM Pg: 1 of 4

Commitment Number: 3422003  
Seller's Loan Number: 1164899

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law.  
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording Return To:  
ServiceLink, LLC  
1400 Cherrington Parkway  
Moon Township, PA 15108

Mail Tax Statements To: **Wheelhouse Investments, LLC: 16800 Oak Park Ave Tinley Park, IL 60477**

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER  
29-22-111-010-0000**

---

## SPECIAL WARRANTY DEED

**Self Help Ventures Fund**, whose mailing address is **301 West Main Street, Durham, NC 27701**, hereinafter grantor, for \$57,000.00 (Fifty Seven Thousand Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to **Wheelhouse Investments, LLC**, hereinafter grantee, whose tax mailing address is **16800 Oak Park Ave Tinley Park, IL 60477**, the following real property:

**LOT 37 IN FIRST ADDITION TO LAMPLIGHTER, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 AND PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 ALL IN SECTION 11, TOWNSHIP 36, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

**Property Address is: 16512 PRAIRIE AVE., SOUTH HOLLAND, IL 60473**

# UNOFFICIAL COPY

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **1516135002**

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

Executed by the undersigned on July 6, 2016:

Self Help Ventures Fund By US Real Estate Services Inc as attorney in fact

By: [Signature]

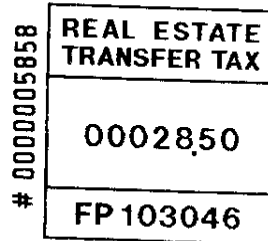
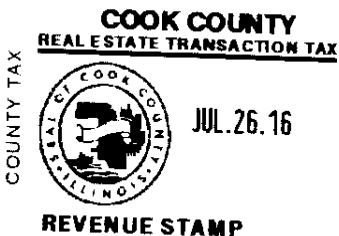
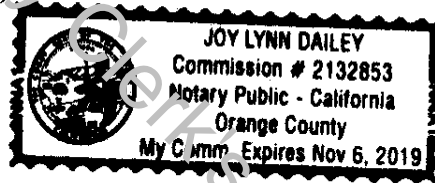
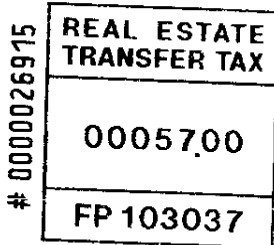
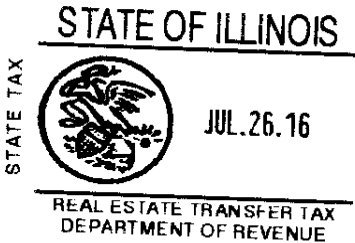
Name: Beth Chelson

Its: Authorized Signor

STATE OF California  
COUNTY OF Orange

The foregoing instrument was acknowledged before me on July 6, 2016 by Beth Chelson as Authorized Signor on behalf of Self Help Ventures Fund By US Real Estate Services Inc as attorney in fact who is personally known to me or has produced Drivers License identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

[Signature]  
Notary Public



# UNOFFICIAL COPY

THIS INSTRUMENT PREPARED BY  
AND WHEN RECORDED RETURN TO:

**VILLAGE OF SOUTH HOLLAND  
CERTIFICATE OF PAYMENT  
OF OUTSTANDING SERVICE CHARGES**

The undersigned, Deputy Village Clerk for the Village of South Holland, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property, have been paid in full as of the date of issuance set forth below.

Title Holder's Name: **Self Help Ventures Fund**  
Mailing Address: **301 Evans St, #306, Greenville, NC 27858**  
Telephone No.: **252-752-5202**  
Attorney or Agent: **Steve Meeker**  
Telephone No.: **708-418-5908**  
Fax No. **708-418-1265**  
Property Address: **16512 Prairie  
South Holland, IL 60473**  
Property Index Number (PIN): **29-22-111-010-0000**  
Water Account Number: **0220096004**  
Date of Issuance: **7/25/16**

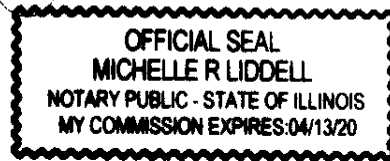
State of Illinois )  
County of Cook )

This instrument was acknowledged before  
me on July 25, 2016 by

Michelle R Liddell  
Michelle R Liddell  
(Signature of Notary Public)  
(SEAL)

VILLAGE OF SOUTH HOLLAND

By: Sarah Reicert  
Deputy Village Clerk or Representative



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.