

UNOFFICIAL COPY

1001

SPECIAL WARRANTY DEED

(Illinois)



Doc#: 1623229000 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/19/2016 09:51 AM Pg: 1 of 2

THIS AGREEMENT, made this 10th day of August, 2016, between SouthSide, LLC, party of the first part, and Patrick Lin party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$18,000 Dollars in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to his heirs and assigns, FOREVER, the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

Parcel #1: LOT 345 IN FOWLER'S RESUBDIVISION OF PART OF THE SOUTH SIDE HOMESTEAD ASSOCIATION ADDITION IN SECTION 9, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 15, 1886 AS DOCUMENT NUMBER 717779 IN BOOK 22 OF PLATS PAGE 34 IN COOK COUNTY, ILLINOIS.

Pin: 20-09-101-025-0000

Address: 4723 S Union Ave Chicago, IL 60609

Parcel #2: LOT 273 IN FOWLER'S RESUBDIVISION OF PART OF THE SOUTH SIDE HOMESTEAD ASSOCIATION ADDITION, A SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY.

Permanent Real Estate Index Number: 20-09-106-001-0000

Address of Real Estate: 4801 S Union Ave Chicago, IL 60609

Carington Title Partners, LLC
1919 S. Highland Ave., Ste 315-E
Lombard, IL 60148
2016-021451R

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, 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, his heirs and assigns, 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 in claim and same, by, through, or under it, it WILL WARRANT AND DEFEND, subject to the permitted exceptions on the attached Exhibit A.

Permanent Real Estate number(s): 20-09-101-025-0000 ; 20-09-106-001-0000

Address(es) of real estate: 4723 S Union Ave Chicago, IL 60609 ; 4801 S Union Ave Chicago, IL 60609

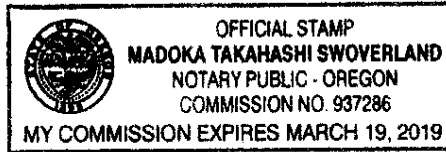
UNOFFICIAL COPY

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

SouthSide, LLC, an Oregon limited liability company

By: Dale Bernard
Its: Member

STATE OF OREGON)
) SS:
COUNTY OF MULTNOMAH)



I, Madoka Takahashi Swoverland the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Dale Bernard 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 acknowledged that he/she signed, sealed, and delivered the said instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 4th day of August, 2016

Commission expires March 19, 2019

Madoka Swoverland 高橋 早希
NOTARY PUBLIC

~~MAIL TO:~~ tax bills to:

Patrick Lin
4502 S. St Louis Ave.
Chicago, IL 60632

Prepared by:
Dale Bernard
8600 SW White Pine Ln.
Portland, OR 97225

REAL ESTATE TRANSFER TAX



18-Aug-2016
CHICAGO: 135.00
CTA: 54.00
TOTAL: 189.00

20-09-106-001-0000 | 20160801646953 | 1-888-962-1736

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX



19-Aug-2016
COUNTY: 9.00
ILLINOIS: 18.00
TOTAL: 27.00

20-09-106-001-0000

| 20160801646953 | 0-594-152-256