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Doc#: 1624618051 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/02/2016 02:22 PM Pg: 1 of 3

FIDELITY NATIONAL
TITLE INSURANCE

OCW021562

Mail to: TAX BILLS
Kareem Adeynka Sholaja
135 E. 110th Street
Chicago, IL 60628

SPECIAL WARRANTY DEED (CORPORATION TO INDIVIDUAL) ILLINOIS

THIS INDENTURE, made between **Wells Fargo Bank, N.A.** duly authorized to transact business in the State of ILLINOIS, party of the first part, and **Kareem Adeynka Sholaja**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of **\$4,301.00 (Four Thousand, Three Hundred, and One Dollars and Zero Cents)** 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, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all interest in the following described real estate, situated in the County of **COOK** and the State of Illinois known and described as follows, to wit:

See Attached Exhibit A [Legal Description Attached as Exhibit]

SUBJECT TO GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE; ANY SPECIAL ASSESSMENTS NOT YET DUE AND PAYABLE; 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 AND ALL OTHER MATTERS OF RECORD AFFECTING THE PROPERTY.

Together with all and singular the hereditaments and appurtenances hereunder belonging, or in otherwise appertaining, and the 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 HOLD the said premises as above described, with the appurtenances, unto the part of the second part,

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their heirs and assigns forever.

The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

PERMANENT REAL ESTATE INDEX NUMBER(S): 25-16-416-013-0000

PROPERTY ADDRESS (ES): 225 West 109th Street, Chicago, IL 60628

IN WITNESS WHEREOF, said party of the first part has caused on this 14 day of July, 2016.



| REAL ESTATE TRANSFER TAX | | 31-Aug-2016 |
|---|----------|-------------|
|  | CHICAGO: | 33.75 |
| | CTA: | 13.50 |
| | TOTAL: | 47.25 * |
| 25-16-416-013-0000 20160801643820 0-876-178-240 | | |

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

Wells Fargo Bank, N.A.

Tonya Amerine 7/14/16

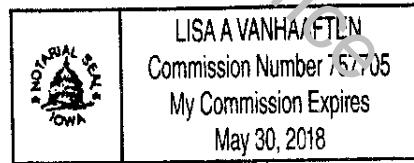
By: Tonya Amerine
Vice President Loan Documentation

| REAL ESTATE TRANSFER TAX | | 31-Aug-2016 |
|--|-----------|-------------|
|  | COUNTY: | 2.25 |
|  | ILLINOIS: | 4.50 |
| | TOTAL: | 6.75 |
| 25-16-416-013-0000 20160801643820 1-173-564-224 | | |

State of Iowa
County of Dallas

On this 14 day of July, A.D., 2016, before me, a Notary Public in and for said county, personally appeared Tonya Amerine, to me personally known, who being by me duly sworn (or affirmed) did say that that person is VPLD (title) of said Wells Fargo Bank, N.A., by authority of its board of (directors or trustees) and the said (officer's name) Tonya Amerine acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

Lisa Vanha (Signature) (stamp or Seal)
Notary Public



8015466033

This Instrument was prepared by: Segel Law Group, Inc., 1827 Walden Office Square, Suite 450, Schaumburg IL 60173, (847) 465-9898. Commitment Number: 3419111

Please send subsequent Tax Bills to:
Kareem Adeynka Sholaja, 135 E. 110th Street, Chicago, IL 60628

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EXHIBIT A

ALL THAT TRACT OR PARCEL OF LAND SITUATE IN THE COUNTY OF COOK, STATE OF ILLINOIS AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 37 IN BLOCK 1 IN WIERSEMA'S SUBDIVISION OF THE SOUTH 5 ACES OF LOT 47 AND THE NORTH 5 ACRES OF LOT 50 (EXCEPT THE WEST 33 FEET THEREOF) IN THE SCHOOL TRUSTEES' SUBDIVISION OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 225 West 109th Street, Chicago, IL 60628

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