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1041 S/S
Stc 01146-45292

Prepared By:
Noonan & Lieberman, Ltd.
105 W. Adams, Suite 1100
Chicago, IL 60603

Doc#: 1625717010 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/13/2016 09:33 AM Pg: 1 of 3

Dec ID 20160801652829
ST/CO Stamp 0-370-449-216 ST Tax \$27.00 CO Tax \$13.50
City Stamp 1-712-626-496 City Tax: \$283.50

Mail To:

Carolyn McCaskill
7115 W. North #324
Oak Park IL 60302

Name & Address of Taxpayer:

Nefriada A. Taylor
6411 S. Wolcott
Chicago IL 60636

SPECIAL WARRANTY DEED

THE GRANTOR, RETAINED REALTY, INC., A WHOLLY OWNED SUBSIDIARY OF EMIGRANT BANK, 5 EAST 42ND STREET NEW YORK, NEW YORK, 10017, a corporation organized and existing under the laws of the State of New York, for an in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to BERTHA P. DOUBET AND NEFRIADA A. TAYLOR, 8300 South 86th Ave, Justice Illinois 60458, AS JOINT TENANTS, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

SEE ATTACHED EX. "A" FOR LEGAL

20-19-210-004-0000
6411 S. Wolcott Ave
Chicago, Illinois 60636

STEWART TITLE
800 E. DIEHL ROAD
SUITE 180
MADISONVILLE, IL 60563

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

Dated this 25th day of August 2016

RETAINED REALTY INC.

By: 

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STATE OF NEW YORK)
) SS.
 COUNTY OF Richmond)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that TALA CAUDOZA, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.


Given under my hand and notarial seal, this 25 day of August 2016

James Connor
 Notary Public

My commission expires: _____

REAL ESTATE TRANSFER TAX		07-Sep-2016
	COUNTY:	13.50
	ILLINOIS:	21.00
	TOTAL:	47.50
20-19-210-004-0000 20160801652829 0-370-449-216		

JAMES CONNOR
 Notary Public, State of New York
 No. 01C06067867
 Qualified in Richmond County
 Commission Expires Feb. 11, 2018

REAL ESTATE TRANSFER TAX		06-Sep-2016
	CHICAGO:	202.50
	CTA:	81.00
	TOTAL:	283.50 *
20-19-210-004-0000 20160801652829 1-712-626-488		

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

Property of Cook County Clerk's Office

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ALTA Commitment (6/17/16)

COMMITMENT FOR TITLE INSURANCE SCHEDULE A

Exhibit A - Legal Description

The South 11 feet of Lot 45 and the North 19 feet of Lot 44 in Resubdivision of Block 27 in South Lynne, a Subdivision of the North half of Section 19, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office