

# UNOFFICIAL COPY

Doc#: 1632717054 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/22/2016 11:43 AM Pg: 1 of 4

01146-46963 1/1 JH  
**SPECIAL WARRANTY DEED**

File No: 137-215508

Dec ID 20161101683378  
ST/CO Stamp 2-094-522-560

~~RECORDED~~  
~~INDEXED~~

Stewart Title Company  
9913 Southwest Hwy  
Oak Lawn, IL 60453

THIS INDENTURE, made and entered into this 18<sup>th</sup> day of November, 2016,

By and between Secretary of Housing and Urban Development, of Washington, D.C. also Known as the United States Department of Housing and Urban Development, party of the First part, **Alejandra Soledad Cruz and Tomas Cruz, husband and wife, tenants by the entirety, his/her/their heirs and assigns, party(ies) of the second part.**

WITNESSETH that for and in consideration of the sum of TEN DOLLARS (\$10.00), The receipt of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby grant, bargain, sell, convey and confirm unto the said party(ies) of the second part, the following described real estate, commonly known **2728 Orchard Street, Blue Island, IL 60406**

which is legally described as follows:

Pin# 24-25-404-046-0000

**STEWART TITLE  
800 E. Ditch Road  
Suite 180  
Naperville, IL 60563**

**SEE ATTACHED EXHIBIT A**

Being the same property acquired by the party of the first part pursuant to the provisions of the Provisions of the National Housing Act, as amended (12 U.S.C. 1701 et seq) and the Department of Housing and Urban Development Act (79 Stat. 667).

SAID CONVEYANCE is made subject of all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show.

AND THE SAID party of the first part does hereby covenant with the said party(ies) of the second part that he/she is lawfully seized in fee of the aforescribed real estate; that he/she has good right to sell and convey the same; that the title and quiet possession thereto he/she will warrant and forever defend against the lawful claims of all persons, claiming same by, through or under him/her but no further of otherwise

Buyer's Acknowledgement: Alejandra Soledad Cruz

Tomas Cruz

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IN WITNESS WHEREOF, the undersigned has set his/her hand and seal for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 by the Department of Housing and Urban Development

Signed, Sealed and  
Delivered in the presence of:

*[Handwritten signatures]*

Secretary of Housing and Urban Development

BY: Alpine FP Contractor for DU20458-16-0-04  
For HUD by: [Signature]  
Grace Faguer, Closing Manager

for the United States Department of Housing and Urban Development, and agency of the United States of America.

\*EXEMPT UNDER PROVISIONS OF Paragraph (b),  
Section 4, Real Estate Transfer Tax Act

Date: 11-18-16 [Signature]  
Buyer, Seller or Representative

STATE OF TN )  
COUNTY OF Davidson ) SS.

Before me, the undersigned, Notary Public in and for the State and County aforesaid, personally appeared Grace Faguer who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date 11/18, 2016 by virtue of the above cited authority and acknowledged, the foregoing instrument to be his/her free act and deed on behalf of Alpine FP HUD's delegated Management and Marketing Contractors by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 For the Secretary of Housing and Urban Development, of Washington D. C. also known as The United States Department of Housing and Urban Development, an agency of the United States of America.

Witness my hand and official seal this 16 day of November, 2016.



NOTARY PUBLIC  
Christina L. Clark  
My Commission Expires

[Signature]  
NOTARY PUBLIC

STATE OF TENNESSEE My commission expires: 3-21-2020

PREPARED BY:  
Luis C. Martinez, Attorney at Law  
4111 West 63<sup>rd</sup> Street  
Chicago, IL 60629  
773-585-3200

SEND SUBSEQUENT TAX BILLS & MAIL TO:  
Tomas Cruz & Alejandra Soledad Cruz  
2728 Orchard Street, Blue Island, IL 60406

### REAL ESTATE TRANSFER TAX 21-Nov-2016

COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

24-25-404-046-0000 | 20161101683378 | 2-094-522-580

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**LEGAL DESCRIPTION:**

**LOT 24 (EXCEPT THE WEST 12 ½ FEET THEREOF) IN BLOCK 6 IN WEST HIGHLANDS, A SUBDIVISION, OF THE SOUTH ¼ OF THE NORTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 25, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 10/21, 2016

Signature: \_\_\_\_\_

*[Handwritten Signature]*  
Grantor or Agent



Subscribed and sworn to before me

By the said Agent

This 21<sup>st</sup> day of Nov, 2016

Notary Public Victoria A. Friel

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date 11/21, 2016

Signature: \_\_\_\_\_

*[Handwritten Signature]*  
Grantee or Agent



Subscribed and sworn to before me

By the said Agent

This 21<sup>st</sup> day of Nov, 2016

Notary Public Victoria A. Friel

Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)