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Doc#: 1636412085 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/29/2016 11:01 AM Pg: 1 of 3

Dec ID 20161201694956
ST/CO Stamp 0-552-827-072
City Stamp 0-844-536-000

NONW7124699RM
PREPARED BY: Att PP (g)
Codilis & Associates, P.C.
Brian P. Tracy, Esq.
15W030 N. Frontage Rd.
Burr Ridge, IL 60527

MAIL TAX BILL TO:

Alliance for Revitalized Communities, LLC
2950 BUSKIRK AVE. Ste. 300
Walnut Creek, CA 94597

MAIL RECORDED DEED TO:

Alliance for Revitalized Communities, LLC
2950 BUSKIRK AVE. Ste. 300
Walnut Creek, CA 94597

SPECIAL WARRANTY DEED

THE GRANTOR, Fannie Mae A/K/A Federal National Mortgage Association, of P.O. Box 650043 Dallas, TX 75265-0043, a corporation organized and existing under the laws of the United States of America, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to THE GRANTEE(S) Alliance for Revitalized Communities, LLC, of 2950 Buskirk Avenue, Suite 300 Walnut Creek, CA 94597, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT 535-1 IN CRESCENT COVE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE EAST 38.00 FEET OF THE WEST 50.00 FEET OF LOT 7 IN SNOW AND DICKINSON'S SUBDIVISION OF LOTS 5 AND 6 AND PART OF 7 IN WHITCOMB AND WARNER'S SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 7, 1999 AS DOCUMENT 99849513, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PERMANENT INDEX NUMBER: 20-03-424-026-1001 (UNDERLYING 20-03-424-013)

PROPERTY ADDRESS: 535 E. 46th Place Unit #1W, Chicago, IL 60653

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, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, 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.

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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 and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: December 22, 2016

[Signature]

Signature

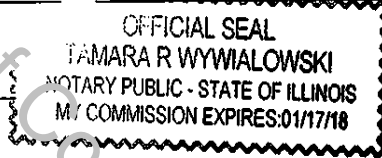
P Pitts

Print Name

Subscribed and sworn to before me this 22 of December, 2016

[Signature]

Notary Public



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 and hold title to real estate under the laws of the State of Illinois.

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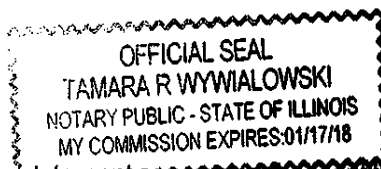
P Pitts

Print Name

Subscribed and sworn to before me this 22 of December, 2016

[Signature]

Notary Public



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.