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Doc# 1704734050 Fee \$42.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/16/2017 01:38 PM PG: 1 OF 3

SPECIAL WARRANTY DEED (CORPORATION TO INDIVIDUAL) ILLINOIS

464528

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 **IOAN TAMAS BURA**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Eighteen Thousand Five Hundred and 00/100 (\$18,500.00) Dollars 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

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, 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.”

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PERMANENT REAL ESTATE INDEX NUMBER(S): 20-17-221-011-0000
PROPERTY ADDRESS (ES): 5733 South Sangamon Street, Chicago, IL 60621

IN WITNESS WHEREOF, said party of the first part has caused on 5th
of August, 2016.

WELLS FARGO BANK, N.A.

By: Tonya Amerine 8/5/16

Name: _____

Its: Tonya Amerine
Vice President Loan Documentation

State of Iowa

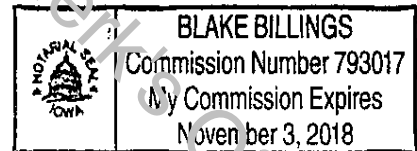
County Dallas

On this 5th day of August, 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.

Blake Billings
Notary Public

(Signature) (Stamp or Seal)

Asset Number: 280072877



This Instrument was prepared by:
Kevin T. Kavanaugh, Esq.
3331 W. Big Beaver. Ste. 109
Troy, MI 48084
Licensed in IL, Bar ID No. 6280331

Please send subsequent Tax Bills to:
IOAN TAMAS BURA
4824 North Albany Avenue
Chicago, L 60626

REAL ESTATE TRANSFER TAX		16-Feb-2017
	COUNTY:	9.25
	ILLINOIS:	18.50
	TOTAL:	27.75
20-17-221-011-0000 20170201612870 1-875-923-648		

REAL ESTATE TRANSFER TAX		16-Feb-2017
	CHICAGO:	138.75
	CTA:	55.50
	TOTAL:	194.25 *
20-17-221-011-0000 20170201612870 1-386-681-024		

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

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EXHIBIT A

The following described real estate, situated in the County of Cook in the State of Illinois, to wit:

Lot 35 and the South 5 feet of Lot 36 in Block 3 in John Walker's Subdivision of the Southeast Quarter of the Northeast Quarter of Section 17, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Being the same property conveyed to WELLS FARGO BANK, N.A., dated June 7, 2016, recorded July 15, 2016, as Document No. 1619713055 in Cook County Records.

TAX MAP OR PARCEL ID NO.: 20-17-221-011-0000

COMMONLY KNOWN AS: 5733 South Sangamon Street, Chicago, IL 60621

Return to:
Orange Coast Lender Services
1000 Commerce Drive, Suite 520
Pittsburgh, PA 15275