

UNOFFICIAL COPY

Doc#: 1708017020 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/21/2017 10:01 AM Pg: 1 of 3

Dec ID 20170301623834
ST/CO Stamp 2-004-747-968 ST Tax \$151.00 CO Tax \$75.50
City Stamp 0-394-135-232 City Tax: \$1,585.50

Commitment Number# 16S06214RM
RMASJ

This instrument prepared by:
Segel Law Group, Inc.
1827 Walden Office Square, Suite 450
Schaumburg IL 60173

After Recording Return To:
Patrick Deenihan and Jill Whirity
10028 S. Hoyne
Chicago, IL 60043

Mail Tax Statements To: Patrick Deenihan and Jill Whirity 10028 S. Hoyne., Chicago, IL
60043

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
24-23-215-051-0000

SPECIAL WARRANTY DEED

NRZ REO V-2 Corp., whose mailing address is 1345 Avenue of Americas 46th Floor., New York, NY, 10105, hereinafter grantor, for \$151,000.00 (One Hundred Fifty One Thousand Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to Patrick Deenihan and Jill Whirity, hereinafter grantee, whose tax mailing address is 10028 S. Hoyne., Chicago, IL, 60043, the following real property: ** as Joint Tenants with right of survivorship*

All that parcel of land in Cook County, State of IL as more fully described in DOC#00697939 and being more particularly described as follows: Lot 9 in a Subdivision of Lots 7, 8 and 9 (Except the East 175 feet thereof) in Block 5 in Robertson and Young's Second Addition to Morgan Park, being a Subdivision of the South 100 acres (Except North 60 rods of the West 40 rods thereof and except the North 831 feet of said 100 acres lying East of the West 40 rods thereof) of the Northeast Quarter of Section 23, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois

UNOFFICIAL COPY

Commitment Number# 16ST06214

Property Address is: 11473 S Homan Ave, Chicago, IL, 60655

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **1618913070**

UNOFFICIAL COPY

Commitment Number#16ST06214

Executed by the undersigned on 3-6-2017:

NRZ REO V-2 Corp

by: Resolute Asset Management, LLC, as attorney in fact

By: _____

Name: Lina Piedrahita

Its: VP of Operations

STATE OF FLORIDA
COUNTY OF MARION

The foregoing instrument was acknowledged before me on MARCH 6, 2017, by Lina Piedrahita its VP of Operations of Resolute Asset Management, LLC on behalf of **NRZ REO V-2 Corp**, who has produced PERSONAL ID as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.



Janet Bowen
Notary Public

MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph _____ Section 31-45, Property Tax Code.

Date: _____

Buyer, Seller or Representative