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Doc# 1718239185 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/12/2017 12:15 PM PG: 1 OF 3

MAIL TO:

Francisco J. Rivera

10916 - S - Avenue L

Chicago, IL 60617

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS

T144249412 1 of 1

THIS INDENTURE, made this 27 day of March, 2017, between **Finance of America Reverse LLC formerly known as Urban Financial of America, LLC**, a corporation created and existing under and by virtue of the laws of the State of IL and duly authorized to transact business in the State of ILLINOIS, party of the first part, and **Francisco J. Rivera**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) 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 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 ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder 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 hereditament 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 Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): **26-06-130-006-0000**

PROPERTY ADDRESS(ES):

9717 South Exchange Avenue, Chicago, IL, 60617

IN WITNESS WHEREOF, said party of the first part has caused by its Xochitl Martinez, the day and year first above written.

REAL ESTATE TRANSFER TAX

12-Apr-2017



COUNTY: 14.00
ILLINOIS: 28.00
TOTAL: 42.00

26-06-130-006-0000

| 20170301627959 | 0-805-500-608

CCRD REVIEW ka

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Finance of America Reverse LLC
formerly known as Urban
Financial of America, LLC, by
Reverse Mortgage Solutions,
Inc., as Attorney in Fact

Xochitl Martinez
By

Xochitl Martinez, Assistant Vice President

STATE OF Tx)
COUNTY OF Harris) SS

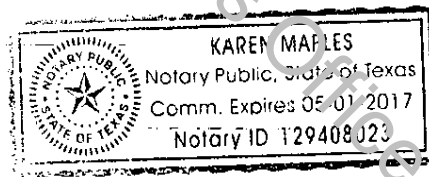
Karen Maples
I, ~~Xochitl Martinez~~, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Xochitl Martinez, personally known to me to be the Auf for Reverse Mortgage Solutions, Inc., as Attorney in Fact for Finance of America Reverse LLC formerly known as Urban Financial of America, LLC, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as the Auf, (s)he signed and delivered the said instrument their free and voluntary act, and as the free and voluntary act and deed for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 27 day of March, 2017.

Karen Maples
NOTARY PUBLIC


My commission expires: _____

This Instrument was prepared by:
McCalla Raymer Pierce, LLC
1 North Dearborn, Suite 1200
Chicago, IL 60602
BY: Amanda Griffin



PLEASE SEND SUBSEQUENT TAX BILLS TO:

Francisco J. Rivera
10916-S-Avenue 2
Chicago, IL 60617

| REAL ESTATE TRANSFER TAX | | 12-Apr-2017 |
|---|----------|-------------|
|  | CHICAGO: | 210.00 |
| | CTA: | 84.00 |
| | TOTAL: | 294.00 * |

26-06-130-006-0000 | 20170301627959 | 1-777-907-392

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

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EXHIBIT A

LOT 39 IN BLOCK 141 IN THE SUBDIVISION MADE BY THE CALUMET AND CHICAGO CANAL AND DOCK COMPANY OF PARTS OF SECTION 6 AND 7 TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known As: **9717 South Exchange Avenue, Chicago, IL 60617**

Property of Cook County Clerk's Office