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Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/13/2017 11:16 AM Pg: 1 of 5

SPECIAL WARRANTY DEED

Dec ID 20170701688416
ST/CO Stamp 1-209-718-208

Prepared by:

C.T. I / W
James M. Vasselli/Jessica R. Fese
DEL GALDO LAW GROUP, LLC 10/1
1441 S. Harlem Avenue 175T 01955WC
Berwyn, IL 60402

This SPECIAL WARRANTY DEED, made this 11th day of July, 2017 between the TOWN OF CICERO, an Illinois municipal corporation ("Grantor"), party of the first part, and FRANCISCA ORTEGA AND ~~FIDEL ORTEGA~~, a married couple residing in Illinois (the "Grantees"), party of the second part. FIDEL MORALES-ORTEGA JAF 7/12/17

WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN and NO/100 DOLLARS (\$10.00) and for other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, by these presents does, REMISE, RELEASE, ALIEN, GRANT, AND CONVEY unto the said party of the second part, and to its heirs and assigns, FOREVER, the following described real estate situated in the County of Cook and State of Illinois:

SEE EXHIBIT A, ATTACHED HERETO AND INCORPORATED
HEREIN

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 thereto, unto the party of the second part, its successors forever.

THIS IS NOT HOMESTEAD PROPERTY AND
ALL HOMESTEAD RIGHTS ARE HEREBY RELEASED AND WAIVED.

And the party of the first part, for itself, and its successors, does covenant, promise, and agree, to and with the party of the second part, its heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming or to claim the same by, through, or under it, the party of the first part WILL SPECIALLY WARRANT AND DEFEND,

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SUBJECT TO: Covenants, conditions, and restrictions of record, general real estate taxes not due and payable as of the date hereof, building lines and easements.

THIS SPECIAL WARRANTY DEED is subject to the deed restriction contained in EXHIBIT B, attached hereto and incorporated herein.

Permanent Real Estate Index Number: 16-22-100-033-0000

Address of the Real Estate: 4716 West 12th Place, Cicero, Illinois 60804.

After Recording, Mail To:

Francisca and Fidel Ortega
4714 W. 12th Place
Cicero, Illinois 60804

Name and Address of Taxpayer:

Francisca and Fidel Ortega
4714 W. 12th Place
Cicero, Illinois 60804

Real Estate Transfer Tax
\$50
Francisca and Fidel Ortega

REAL ESTATE TRANSFER TAX		13-Jul-2017
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00
16-22-100-033-0000	20170701680416	1-209-718-208

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EXHIBIT A LEGAL DESCRIPTION

LOT 35 IN BLOCK 1 IN LOEFFLER'S SUBDIVISION OF THE NORTHWEST ¼ OF THE NORTHWEST ¼ OF SECTION 22 TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

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EXHIBIT B DEED RESTRICTION

No auxiliary structures such as a garage or other permanent structures shall be affixed to or constructed on the Subject Property to serve any other property unless the two parcels are consolidated under one Cook County Property Identification Number or unless the same are constructed concurrently with or after the construction of a single family home on the Subject Property. The Subject Property shall not be used for multi-family residential or commercial uses and shall only be used for residential purposes. The restrictions set forth shall run with the land and be binding upon successive owners of the Subject Property. The restrictions set forth herein shall not merge with the deed, and shall survive the transfer of the Property from the Town of Cicero, Illinois to the Grantees.

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