

UNOFFICIAL COPY

GIT

PREPARED BY:

Codilis & Associates, P.C.
15W030 N. Frontage Rd.
Burr Ridge, IL 60527

111 400336066-R
MAIL TAX BILL TO:

Tomas Satas and Victor Satas
3331 Wenonah Ave.
Berwyn, IL 60402- 3347

Doc#: 1731317001 Fee: \$50.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 11/09/2017 09:02 AM Pg: 1 of 2

Dec ID 20170901620348

ST/CO Stamp 0-661-970-880 ST Tax \$101.50 CO Tax \$50.75

City Stamp 0-072-048-576 City Tax: \$1,065.75

MAIL RECORDED DEED TO:

Tomas Satas and Victor Satas
3331 Wenonah Ave
Berwyn, IL 60402- 3347

SPECIAL WARRANTY DEED

THE GRANTOR, Pacific Union Financial, LLC, of 1603 LBJ Freeway Ste 500 Farmers Branch, TX 75234, a corporation organized and existing under the laws of Texas, 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) Tomas Satas and Victor Satas, married man, & a married woman of 3331 Wenonah Ave. Berwyn, IL 60402, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 14 IN BLOCK 3 IN WASSELL BRAMBERG AND COMPANY'S AUSTIN HOME ADDITION, BEING A SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

PERMANENT INDEX NUMBER: 16-05-217-031-0000

PROPERTY ADDRESS: 1314 N. Mayfield Ave., Chicago, IL 60651 -1010

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, boundary 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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Special Warranty Deed - *Continued*

Dated this 31st OF AUGUST, 2017

Pacific Union Financial, LLC

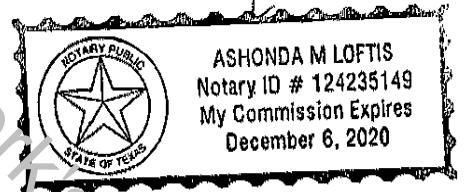
By: *[Signature]*
DANIEL VILLALOBOS, ITS ASSET MANAGER

STATE OF TEXAS)
COUNTY OF DALLAS) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that, / Daniel Villalobos ASSET MANAGER Pacific Union Financial, LLC, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this August 31, 2017
Ashonda Loftis
Notary Public
My commission expires: 12.6.2017

Exempt under the provisions of _____
Section 4, of the Real Estate Transfer Act _____ Date _____
Agent. _____



REAL ESTATE TRANSFER TAX		17-Oct-2017
	COUNTY:	50.75
	ILLINOIS:	101.50
	TOTAL:	152.25
16-05-217-031-0000 20170901620348 0-661-970-880		

REAL ESTATE TRANSFER TAX		17-Oct-2017
	CHICAGO:	781.25
	CTA:	304.50
	TOTAL:	1,065.75 *
16-05-217-031-0000 20170901620348 0-072-048-576		
* Total does not include any applicable penalty or interest due.		