

UNOFFICIAL COPY

AFTER RECORDING RETURN TO:

JOHNNY L. DOUGLASS
101 W 117th Street
Chicago Ill 60628

Doc# 1732418015 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/20/2017 10:24 AM Pg: 1 of 3

Dec ID 20170801608699
ST/CO Stamp 0-906-837-952 ST Tax \$36.00 CO Tax \$18.00
City Stamp 1-311-072-192 City Tax: \$378.00

PERMANENT INDEX NUMBER:

25-21-303-009-0000

PROPERTY ADDRESS:

15 W. 111th Street
Chicago, Illinois 60628


SPECIAL WARRANTY DEED

THIS INDENTURE is made as of November 14, 2017 between STATE BANK OF TEXAS (as successor to the Federal Deposit Insurance Corporation, as receiver for Seaway Bank and Trust Company), a Texas banking association, having an address of 11950 Webb Chapel Road, Dallas, Texas 75234 (the "Grantor"), and JOHNNY DOUGLASS, having an address of 101 W. 117th Street, Chicago, Illinois 60628 (the "Grantee");

WITNESSETH, Grantor, for and in consideration of the sum of Ten Dollars in hand paid by the Grantee, the receipt whereof is hereby acknowledged, by these presents does hereby GRANT, SELL AND CONVEY unto the Grantee the real estate, together with any and all improvements located thereon and all rights, easements and appurtenances thereto in any way belonging (collectively, the "Property"), situated in Cook County, Illinois, and as described on Exhibit A attached hereto.

Grantor hereby covenants, promises and agrees, to and with Grantee, its successors and assigns, that it has not done or suffered to be done, anything whereby the Property granted is, or may be, in any manner encumbered or charged, except as herein recited; and that the Property, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND.

IN WITNESS WHEREOF, Grantor has signed this instrument the day and year first above written.



REAL ESTATE TRANSFER TAX	16-Nov-2017
	CHICAGO: 270.00
	CTA: 108.00
	TOTAL: 378.00 *

25-21-203-009-0000 | 20170801608699 | 1-311-072-192

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

STATE BANK OF TEXAS (as successor to the
Federal Deposit Insurance Corporation, as receiver
for Seaway Bank and Trust Company)

By: Rapi Patel
Its: FCB

REAL ESTATE TRANSFER TAX	16-Nov-2017
	COUNTY: 18.00
	ILLINOIS: 36.00
	TOTAL: 54.00

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FIDELITY NATIONAL TITLE OC16041082

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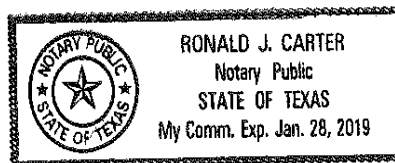
STATE OF TEXAS)
) SS
COUNTY OF DALLAS)

The undersigned, Ronald Carter, a notary public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that Ravan Patel, 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 acknowledged that he signed and delivered the said instrument as his voluntary act, on behalf of STATE BANK OF TEXAS (as successor to the Federal Deposit Insurance Corporation, as receiver for Seaway Bank and Trust Company), for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 10 day of November, 2017.

[Signature]

Notary Public



This instrument was prepared by: H. Jeffrey McCown, McCown Law Offices, 22837 S. Wirth, Frankfort, Illinois 60423

Property of Cook County Clerk's Office

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Exhibit A

Legal Description

LOT 1 AND 2 IN VANDERSYDE'S SUBDIVISION OF BLOCK 1 IN FIRST ADDITION TO PULLMAN (EXCEPT THE NORTH 135 FEET OF THE EAST 125 FEET THEREOF) IN THE NORTHEAST 1/4 OF SECTION 21, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

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