

UNOFFICIAL COPY

Doc#: 1807201171 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/13/2018 10:50 AM Pg: 1 of 3

Dec ID 20180301614525
ST/CO Stamp 1-214-019-104 ST Tax \$39.00 CO Tax \$19.50
City Stamp 1-648-342-560 City Tax: \$409.50

SPECIAL WARRANTY DEED

180032649K



THIS INDENTURE, made this 9th day of March, 2018 between Hoyne Saving Bank, successor by merger to Prospect Federal Savings Bank, created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, Grantor, and Ridgeland Crossing Property LLC, an Illinois limited liability company, Grantee, having an address of 3319 S. Carpenter Street, Chicago, IL 60608.

WITNESSETH, that Grantor, for and in consideration of the sum of TEN Dollars (\$10.00) in hand paid by Grantee, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the said Grantee all the following described land, situated in the County of Cook and State of Illinois known and described as follows, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART THEREOF

Address of Real Estate: 1624 W. 44th Street, Chicago, IL 60609
Permanent Real Estate Index Numbers: 20-06-406-019-0000

Grantor warrants and covenants to Grantee and its successors and assigns, that Grantor has not made, done, executed or suffered any act or thing whereby the above described premises, or any part thereof, has become encumbered by or through Grantor.

SUBJECT TO: Covenants, conditions and restrictions of record; private, public and utility easements and roads and highways, if any, party wall rights and agreements, existing leases and tenancies, acts done by or suffered through Buyer; and general real estate taxes for the year 2017 and subsequent years.

TO HAVE AND TO HOLD said premises forever together with all the hereditaments and appurtenances thereunto.

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In Witness Whereof, said Grantor has caused its name to be signed to these presents by its officer the day and year first above written.

Hoyne Savings Bank,
successor by merger to Prospect Federal Savings Bank,

By: Steven F. Rosenbaum
Name: Steven F. Rosenbaum
Title: President

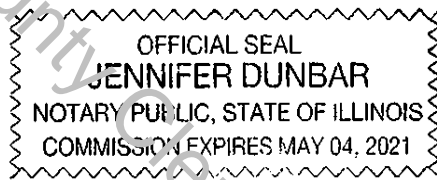
STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY that Steven F. Rosenbaum, President of Hoyne Savings Bank, an Illinois savings Bank, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such President of Hoyne Savings Bank, an Illinois savings bank, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said Hoyne Savings Bank, an Illinois savings bank, for the uses and purposes therein set forth.

Given under my hand and official seal, this 9th day of March, 2018.

Jennifer M. Dunbar (Notary Public)

Prepared By:
Jennifer M. Dunbar
Ruff, Freud, Breems & Nelson Ltd.
200 North LaSalle Street, Suite 2020
Chicago, Illinois 60601



Mail To:
Agnes Poporeliti
7443 W Irving PC Box
Chicago, IL 60634

Name and Address of Taxpayer:
Ridgebrook Crossing Property
3319 S Carpenter
Chicago, IL 60609

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EXHIBIT A

LOT 29 IN WILLIAM L. SAMPSON'S SUBDIVISION OF THE EAST HALF OF BLOCK 1 IN WILLIAM L. SAMPSON'S SUBDIVISION OF THE NORTHEAST $\frac{1}{4}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION 6 TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 20-06-406-019-0000

Commonly Known As: 1624 W. 44th Street, Chicago, IL 60609

Property of Cook County Clerk's Office