

UNOFFICIAL COPY

Doc#. 1810949129 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/19/2018 10:19 AM Pg: 1 of 4

Dec ID 20180301624780

City Stamp 0-060-239-392

SPECIAL WARRANTY DEED

MAIL TO:

Codilis & Associates, P.C.
15w030 North Frontage Road, Suite 100
Burr Ridge, IL 60527

NAME AND ADDRESS OF TAXPAYER:

The Secretary of Housing and Urban Development
C/O Information Systems Networks Corp.
Shepherd Mall Office Complex
2401 NW 23rd Street Suite 1E
Oklahoma City, OK 73107

THIS INDENTURE, made this 28 day of Feb, 2017 between GRANTOR (S), JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, an association organized and existing under the laws of the United States of America with its principal office and place of business located at 3415 VISION DRIVE, COLUMBUS, OH 43219 and duly authorized to transact business in the State of ILLINOIS party of the first part and, THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, HIS SUCCESSORS AND ASSIGNS, HEREINAFTER REFERRED TO AS GRANTEE, in the State of Oklahoma, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, 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 association, 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 State of Illinois, known and described as follows, to wit:

LOT 7 IN BEEMSTERBOER'S SUBDIVISION OF LOT 12, (EXCEPT FOR THE NORTH 132 FEET THEREOF) AND (EXCEPT FOR THE WEST 157 FEET THEREOF) AND THE EAST 16 FEET OF THE NORTH 132 FEET OF THE WEST 173 FEET OF SAID LOT 12 (EXCEPT THE EAST 1 FOOT OF THE SOUTH 48 FEET THEREOF) IN ANDREWS SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 AND SOUTHEAST FRACTIONAL 1/4 OF SECTION 28 NORTH OF THE INDIAN BOUNDARY LINE, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent Index No: 25-28-435-007-0000

Property Address: 12538 S. Wentworth Avenue, Chicago, IL 60628

Together with all and singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues

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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: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second party, their heirs and assigns forever, 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, WILL WARRANTY AND DEFEND, subject to :

Any outstanding general real estate taxes, any special assessments; building, building 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.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice President, and attested by its Assistant Secretary, the day and year first above written.

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

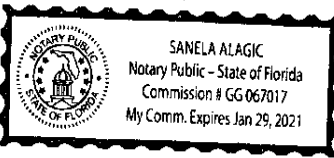
BY: Daryell M. Woodson **FEB 28 2017**
Daryell M. Woodson Vice President

ATTEST: Yvette Greene **FEB 28 2017**
Yvette Greene Assistant Secretary

STATE OF Florida)
) SS
COUNTY OF Duval)

I, the undersigned, a notary public in and for the County and State aforesaid, DO HEREBY CERTIFY that Daryell M. Woodson, known to me to be the Vice President of JPMorgan Chase Bank, N.A., an association and Yvette Greene known to me to be the Assistant Secretary of said association, and known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and proved to me through satisfactory evidence of identification, which were PERSONALLY KNOWN that as such Vice President and Assistant Secretary, they signed and delivered the said instrument and caused the corporate seal of said association to be affixed thereto, pursuant to the authority given by the Board of Directors of said association as their free and voluntary act, and as the free and voluntary act and deed of said association, for the uses and purpose therein set forth.

Given under my hand and notary seal, this 28 day of Feb., 2017.



[Signature] **FEB 28 2017** Notary Public Sanela Alagic
My commission expires 01 29 2021
Notary Public State of Florida


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COUNTY - ILLINOIS TRANSFER STAMPS
Exempt Under Provisions of
Paragraph ε
Real Estate Transfer Act
35 ILCS 200/31-45

Return to:
Prepared by: Matt Moses ARDC #6278082
Codilis & Associates, P.C.
15W030 North Frontage Road
Burr Ridge, IL 60527

Date: 3/14/18

Our File: 14-16-01740

Signature: 

Robert Spickerman
ARDC# 6298715

Grantee Contact:
Gwen Van Every
The Secretary of Housing and Urban Development
C/O Information Systems Networks Corp.
Shepherd Mall Office Complex
2401 NW 23rd Street Suite 1D
Oklahoma City, OK 73107
(405) 546-7000

REAL ESTATE TRANSFER TAX		22-Mar-2018
CHICAGO:		0.00
CTA:		0.00
TOTAL:		0.00 *



25-28-435-007-0000 | 20180301624780 | 0-060-239-392

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

Property of Cook County Clerk's Office

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File # 14-16-01740

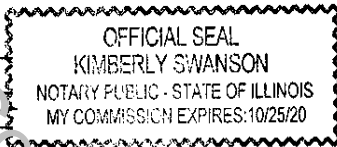
STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed of Assignment of Beneficial Interest in land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated March 14, 2018

Signature: 
Grantor or Agent

Subscribed and sworn to before me
By the said Agent
Date 3/14/2018
Notary Public Kimberly Swanson



Robert Spickerman
ARDC# 6298715

The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated March 14, 2018

Signature: 
Grantee or Agent

Subscribed and sworn to before me
By the said Agent
Date 3/14/2018
Notary Public Kimberly Swanson



Robert Spickerman
ARDC# 6298715

Note: Any person who knowingly submits a false statement concerning the identity of Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)