

# UNOFFICIAL COPY

Doc#: 1811449200 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/24/2018 10:43 AM Pg: 1 of 4

Dec ID 20180401641437  
ST/CO Stamp 0-379-625-760

## SPECIAL WARRANTY DEED

Case No: 137-253572

Fidelity National Title  
915 W. 175th Street  
Suite 1 NE  
Homewood, Illinois 60430

THIS AGREEMENT, effective as of <sup>10th</sup> day of April, 2018 by and between Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, party of the first part and **Martin J. Gregory, an Individual, 18643 Cypress, Country Club Hills, Illinois 60478** his/her/their heirs and assigns, party(ies) of the second part.

WITNESSETH that for an in consideration of the sum of TEN DOLLARS (\$10.00), the receipt of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby grant, bargain, sell, convey and confirm unto the said party(ies) of the second part, the following described real estate, commonly known as **14047 S. Tracy Ave, Unit 3B, Riverdale, Illinois 60827** which is legally described as follows:

(See Attached Legal Description)

**PIN: 29-04-110-040-1018**

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 U.S.C. 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

SAID CONVEYANCE is made subject of all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of fact which an accurate survey of said property would show.

AND THE SAID party of the first part does hereby covenant with the said party(ies) of the second part that it has not done, or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charges, except as herein recited; and that said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it will warrant and defend.

Buyer's Acknowledgement:

  
Martin J. Gregory

IN WITNESS WHEREOF, the undersigned has set his/her hand and seal for and on behalf of the Secretary of Housing and Urban Development, under authority and by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 by the Department of Housing and Urban Development

FIDELITY NATIONAL TITLE

008007275 1031

REAL ESTATE TRANSFER TAX

18-Apr-2018



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

29-04-110-040-1018

| 20180401641437 | 0-379-625-760



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## EXHIBIT A

Order No.: OC18007275

For APN/Parcel ID(s): 29-04-110-040-1018

For Tax Map ID(s): 29-04-110-040-1018

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UNIT NUMBER 14047-3B, IN THE COURTYARDS OF RIVERDALE UNIT 1 CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING REAL ESTATE: LOTS 25, 26, 27 AND THE SOUTH 11.10 FEET OF LOT 28 IN BLOCK 3 IN CROCKER AND HARPER'S RIVERDALE ADDITION TO CHICAGO BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 (EXCEPT RAILROADS) OF SECTION 4, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 94685895, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY.

Office of Cook County Clerk's Office

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FIDELITY NATIONAL TITLE

20 N. CLARK - SUITE 220, CHICAGO, ILLINOIS 60602

PHONE: (312) 621-5000

FAX: (312) 621-5033

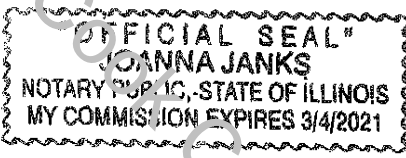
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated 4-18-18 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said agent

this 18 day of April 2018



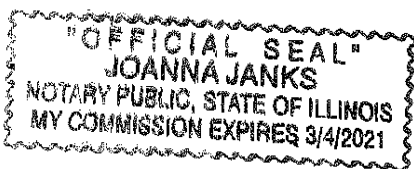
[Signature]  
Notary Public

The grantor 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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated 4-18-18 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said agent

this 18 day of April 2018



[Signature]  
Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a 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.]