

UNOFFICIAL COPY

Doc#: 1817855085 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/27/2018 10:22 AM Pg: 1 of 2

Commitment Number: 17-0009708-01

REO Number: 01100955

After Recording, Return To:
ANTHONY DAVIS AND LATOYA M. BUTLER
12018 S PRAIRIE AVE, CHICAGO, IL 60628

Dec ID 20180601611317
ST/CO Stamp 0-010-949-408 ST Tax \$5.50 CO Tax \$2.75
City Stamp 0-829-133-600 City Tax: \$57.75

Mail Tax Statements To:
ANTHONY DAVIS AND LATOYA M. BUTLER
12018 S PRAIRIE AVE, CHICAGO, IL 60628

PROPERTY INDEX/TAX PARCEL IDENTIFICATION NUMBER(TID/PIN): 25-28-304-028-0000 & 25-28-304-029-0000

SPECIAL WARRANTY DEED

BANK OF AMERICA, NATIONAL ASSOCIATION, WHOSE MAILING ADDRESS IS 2595 W. CHANDLER BLVD., CHANDLER, AZ, 85224, hereinafter, Grantor(s), for \$5,500.00 (FIVE THOUSAND FIVE HUNDRED AND 00/100 U.S. DOLLARS), in consideration paid, grants, with covenants of special warranty, to ANTHONY DAVIS AND LATOYA M. BUTLER, WITH AN ADDRESS FOR NOTICE OF 12018 S PRAIRIE AVE, CHICAGO, IL 60628, hereinafter, Grantee(s), the following real property:

LOTS 42 AND 43 IN BLOCK 4 IN HARVEY B. HURD'S ADDITION TO WEST PULLMAN IN COOK COUNTY, ILLINOIS, SAID ADDITION BEING A SUBDIVISION OF BLOCKS 4 AND LOTS 42 AND 43 IN BLOCK 4 IN HARVEY B. HURD'S ADDITION TO WEST PULLMAN IN COOK COUNTY ILLINOIS, SAID ADDITION BEING A SUBDIVISION OF BLOCKS 4 AND SAM ANDREW'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 AND OF THE SOUTHEAST FRACTIONAL 1/4 NORTH OF THE INDIAN BOUNDARY LINE OF SECTION 28, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 12322 S Parnell Ave., Chicago IL 60628; P.I.N.: 25-28-304-028-0000 & 25-28-304-029-0000

Seller makes no representations or warranties of any kind whatsoever, other than those set out above, whether expressed, implied, or implied by law, or otherwise, concerning the condition of the title of the property, prior to the date seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions, and restrictions of record; all legal highways; zoning, building, and other laws, ordinances, and regulations; real estate taxes and assessments not yet due and payable; rights of tenants in possession.

TO HAVE AND TO HOLD the same with all and singular, the appurtenances thereunto belonging or in any way pertaining to, and all the estate, right, title interest, lien equity, and claim whatsoever of said Grantor(s), either in law or in equity, to the only proper use, benefit, and on behalf of Grantee(s) forever.

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Executed by the undersigned on May 16, 2018.

STEWART LENDER SERVICES, INC. AS ATTORNEY IN FACT FOR BANK OF AMERICA, NATIONAL ASSOCIATION

Cliff Lounsbury DATE: 5/16/18

FULL LEGAL NAME: Cliff Lounsbury
TITLE: ASSISTANT VICE PRESIDENT
EMPLOYER: STEWART LENDER SERVICES, INC.

STATE OF Florida

COUNTY OF Hillsborough

The foregoing instrument was acknowledged before me on May 16, 2018, by Cliff Lounsbury, as ASSISTANT VICE PRESIDENT OF STEWART LENDER SERVICES, INC., AS ATTORNEY-IN-FACT FOR BANK OF AMERICA, NATIONAL ASSOCIATION, who has produced Drivers License (name of form of identification), as identification, and, furthermore, the aforementioned person has acknowledged, that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.



ARIEL MULLINS
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG145996
Expires 9/25/2021

[Impress Seal Here]

Notary Public: Ariel Mullins 5/16/18
Ariel Mullins
Comm: GG145996
Expires: 9-25-2021

AFFIX MUNICIPAL TRANSFER STAMP HERE (If Required):

REAL ESTATE TRANSFER TAX	26-Jun-2018
CHICAGO:	41.25
CTA:	16.50
TOTAL:	57.75 *

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

AFFIX COUNTY/ILLINOIS TRANSFER STAMP HERE (If Required):

REAL ESTATE TRANSFER TAX	26-Jun-2018
COUNTY:	2.75
ILLINOIS:	5.50
TOTAL:	8.25

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[CHECK AND COMPLETE, IF EXEMPTION APPLIES]

[] Exempt under 35 ILCS 200/31-45 paragraph (), Section 4, Real Estate Transfer Act

Date: _____ Signature of Buyer, Seller or Representative: _____

This Instrument Prepared By: LAW OFFICE OF MICHAEL A. GALASON, 12607 S. MEADE AVE., PALOS HEIGHTS, IL 60463