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1818619088

Doc# 1818619088 Fee \$42.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/05/2018 03:59 PM PG: 1 OF 3

T 174217963 IALL
MAIL TO:
CASH Law
E 9635 Bell Rd
HOMER Glen, IL 60491
SPECIAL WARRANTY DEED
(CORPORATION TO CORPORATION)
ILLINOIS

THIS INDENTURE, made this 19 day of June, 2018, between **Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not in its individual capacity, but solely as trustee for BCAT 2015-14ATT**, a corporation created and existing under and by virtue of the laws of the State of TEXAS and duly authorized to transact business in the State of ILLINOIS, party of the first part, and **Pinnacle Real Estate Investments Group, LLC**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) 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 corporation, 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 the State of Illinois known and described as follows, to wit:

SEE ATTACHED EXHIBIT A

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues 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 hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): **24-26-110-001-0000**

PROPERTY ADDRESS(ES):

12201 South Harding Ave, Alsip, IL, 60803

IN WITNESS WHEREOF, said party of the first part has caused by its Vice President, the day and year first above written.

REAL ESTATE TRANSFER TAX

05-Jul-2018



COUNTY: 51.00
ILLINOIS: 102.00
TOTAL: 153.00

24-26-110-001-0000

| 20180601604055 | 1-831-152-416

CCRD REVIEW

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Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not in its individual capacity, but solely as trustee for BCAT 2015-14ATT, by Selene Finance LP, as Attorney in Fact

Brandee Conrad

By Brandee Conrad

Its Vice President

STATE OF Texas

COUNTY OF Harris

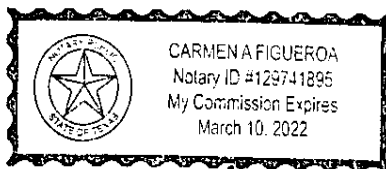
I, Carmen A. Figueroa, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Brandee Conrad, personally known to me to be the Vice President for Selene Finance LP, as Attorney in Fact for Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not in its individual capacity, but solely as trustee for BCAT 2015-14ATT, and 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 severally acknowledged that as the Vice President, (s)he signed and delivered the said instrument their free and voluntary act, and as the free and voluntary act and deed for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 19 day of June, 2018.

Carmen A. Figueroa
NOTARY PUBLIC

My commission expires: 03/10/2022

This Instrument was prepared by:
McCalla Raymer Pierce, LLC
1 North Dearborn, Suite 1200
Chicago, IL 60602
BY: Amanda Griffin



PLEASE SEND SUBSEQUENT TAX BILLS TO:
Pinnacle Real Estate Investments Group, LLC
12201 South Harding Ave
Abilene, TX 79603

VILLAGE TAX

VILLAGE OF ALSIP

JUN. 27. 18

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000002397

REAL ESTATE TRANSFER TAX
0035700
FP326706

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EXHIBIT A

LOT 51 IN ALSIP GARDENS, A SUBDIVISION OF PART OF LOT 17 IN BRAYTON'S FARMS NUMBER 2, A SUBDIVISION OF THE WEST 80 ACRES OF THE NORTH WEST 1/4 OF SECTION 26, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known As: 12201 South Harding Ave, Alsip, IL 60803

COOK COUNTY
RECORDER OF DEEDS

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Property of Cook County Clerk's Office