

# UNOFFICIAL COPY



Doc# 1822742005 Fee \$44.00

Prepared by:  
Jack Edelbrock  
Mayer Brown LLP  
71 S. Wacker Drive  
Chicago, Illinois 60606

RHSP FEE: \$9.00 RPRF FEE: \$1.00  
AFFIDAVIT FEE: \$2.00  
KAREN A. YARBROUGH  
COOK COUNTY RECORDER OF DEEDS  
DATE: 08/15/2018 10:05 AM PG: 1 OF 4

and after recording return to  
Crystal Jackson  
~~1236 S. Sawyer Ave.~~  
533 N Central Park  
Chicago, IL 60624

Return to: 1008469  
Lakeland Title Services 1062  
1300 Iroquois Ave., Ste 100 SPECIAL WARRANTY DEED  
Naperville, IL 60563

THIS AGREEMENT, is made as of this 11 day of ~~June~~ <sup>July</sup>, 2018 by EDGEALLIANCE, INC., an Illinois not-for-profit corporation ("Grantor") in favor of CRYSTAL JACKSON AND MADONNA HILSON, as joint tenants with right of survivorship ("Grantees"). L.

S. OF 1236 S. Sawyer, Chicago IL 60606

Witnesseth, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid by the Grantees, the receipt whereof is hereby acknowledged, and pursuant to the power and authority vested in Grantor, by these presents GRANTS, BARGAINS AND SELLS to the Grantee, and to its successors 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 37 IN SUB BLOCK 1, IN BLOCK 2 PRESCOTT'S DOUGLAS PARK  
ADDITION TO CHICAGO IN SECTION 23, TOWNSHIP 39 NORTH, RANGE 13  
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, 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 Grantee, its successors and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree to and with the Grantee, and successors, 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 it WILL WARRANT AND DEFEND, the said premises against all persons lawfully claiming, or to claim the same, by, through or under said Grantor, subject only to

S Y  
P 466  
S N  
M N  
SC Y  
E Y  
INT DM

*Blm*

REAL ESTATE TRANSFER TAX 30-Jul-2018



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00

16-23-206-033-0000 | 20180601609383 | 0-095-414-048

REAL ESTATE TRANSFER TAX

30-Jul-2018



CHICAGO: 0.00  
CTA: 0.00  
TOTAL: 0.00 \*

16-23-206-033-0000 | 20180601609383 | 0-158-071-584

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

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covenants, conditions, and restrictions of record, building lines, easements, zoning restrictions, and general real estate taxes not due or payable as of the date hereof.

IN WITNESS WHEREOF, this instrument has been executed by Grantor as of the day and year first above written.

EDGEALLIANCE, INC., an Illinois not-for-profit corporation

By: Paul Dillon

Name: Paul Dillon

Title: Board Chair

STATE OF ILLINOIS )  
COUNTY OF Cook )

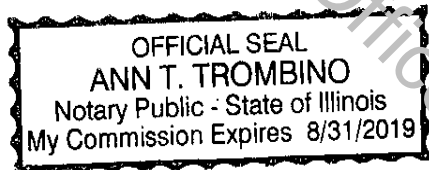
I, Ann T. Trombino, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Paul Dillon, personally known to me to be the Board Chair of EDGEALLIANCE, INC., an Illinois not-for-profit corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such he/she signed and delivered the said instrument pursuant to authority, as his/her free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 11<sup>th</sup> day of ~~June~~ <sup>July</sup>, 2018.

Ann T. Trombino  
Notary Public  
[SEAL]

My commission expires:

8/31/19



Forward future tax bills to:

Crystal Jackson  
1236 S Sawyer Ave,  
Chicago, IL 60623

Attn: \_\_\_\_\_

Exempt under provisions of Paragraph 3 Section for  
Real Estate Transfer Tax Act.

[Signature]  
Date 7/11/18 Buyer, Seller or Representative

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

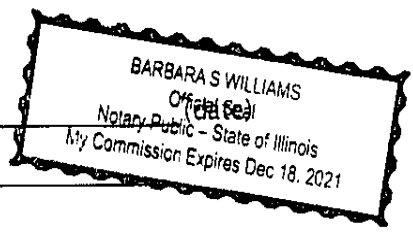
Date: 7/11/18

Signature: \_\_\_\_\_  
Grantor

\_\_\_\_\_  
Grantor

Subscribed and Sworn before me on 7/11/18

Barbara S. Williams  
Notary Public



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 and hold title to real estate under the laws of the State of Illinois.

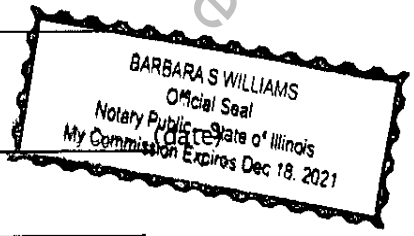
Date: 7/11/18

Signature: [Signature]  
Grantee

\_\_\_\_\_  
Grantee

Subscribed and Sworn before me on 7/11/18

Barbara S. Williams  
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 a Class A misdemeanor for subsequent offenses.

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## EXHIBIT A:

LOT 37 IN SUB-BLOCK 1 IN BLOCK 2 IN PRESCOTT'S DOUGLAS PARK .ADDITION TO CHICAGO, IN SECTION 23.  
TOWNSHIP 39 NORTH. RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY. ILLINOIS.

FOR INFORMATION ONLY: 16-23-206-033-0000  
1236 S. Sawyer Ave, Chicago IL 60623

COOK COUNTY  
RECORDER OF DEEDS

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