

# UNOFFICIAL COPY

Doc#: 1831846045 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/14/2018 11:42 AM Pg: 1 of 4

## SPECIAL WARRANTY DEED

File No: 137-067405

Dec ID 20181001613802  
ST/CO Stamp 0-191-423-136  
City Stamp 2-030-002-848

Chicago Title  
2000 W. Galena Boulevard, Suite 105  
Aurora, IL 60506

THIS AGREEMENT, made and entered into this 2 day of November, 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 **MANUEL CARDENAS AND ADELINA CARDENAS, IN JOINT TENANCY OF 5236 SOUTH FAIRFIELD AVENUE, CHICAGO, IL 60632** 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 8459 SOUTH KEDZIE AVENUE, UNIT 104, CHICAGO, IL 60652 which is legally described as follows:

(See Attached Legal Description)

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 facts 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:

  
\_\_\_\_\_  
MANUEL CARDENAS

Buyer's Acknowledgement:

  
\_\_\_\_\_  
ADELINA CARDENAS

1 of 1  
18 CDA 6890081111 Chicago Title

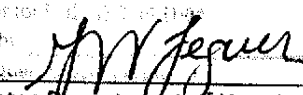
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IN WITNESS WHEREOF, the undersigned has set his/her hand and seal for and on behalf of the Secretary of Housing and Urban Development, under authority and by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 by the Department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

Signed, sealed and Delivered in the present of:

**Secretary of Housing and Urban Development**


By: 

Contractor no. 14-000001198  
For HUD by  
Grace Fee  


for the United States Department of Housing and Urban Development, an agency of the United States of America.



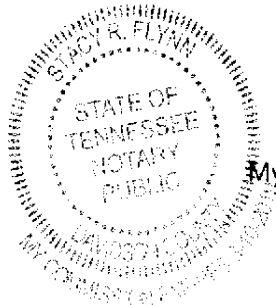
"EXEMPT" under provisions of Paragraph (b), Section 4, Real Estate Transfer Tax Act.

11/2/18                        
Date                              Buyer, Seller or Representative

STATE OF TN                      )  
   ) SS.  
COUNTY OF Davidson                      )

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Grace Fee, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date 11/2, 2018, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed on behalf of AlpineFP, HUD's delegated Management and Marketing Contractors by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 for the Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, an agency of the United States of America.

Witness my hand and official seal this 31 day of October, 2018.



  
Notary Public

My commission expires: 3-10-2019

PREPARED BY AND MAIL TO:  
ROBERTO MADERA  
R. MADERA LAW OFFICES, PC  
5609 SOUTH PULASKI ROAD  
CHICAGO, IL 60629  
773-767-0212

SEND SUBSEQUENT TAX BILLS:  
MANUEL CARDENAS  
8459 SOUTH KEDZIE AVE., UNIT 104  
CHICAGO, IL 60652

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

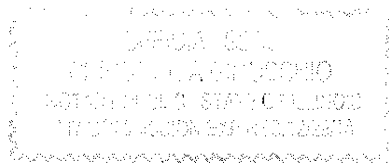
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 11-2, 2018

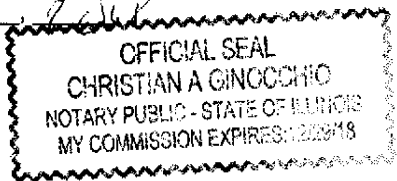
[Signature]  
Signature

[Print Name]  
Print Name



Subscribed and sworn to before me this 2 of November, 2018

[Signature]  
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.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 11-2, 2018

[Signature]  
Signature

[Print Name]  
Print Name



Subscribed and sworn to before me this 2 of November, 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.

# UNOFFICIAL COPY

**PROPERTY ADDRESS:** 8459 SOUTH KEDZIE AVE., CHICAGO, IL 60652

**PIN:** 19-36-302-036-1004

**INSERT FULL LEGAL DESCRIPTION:**

UNIT 104 AS DESCRIBED IN SURVEY DELINEATED ON AND ATTACHED TO AND A PART OF A DECLARATION OF CONDOMINIUM OWNERSHIP REGISTERED ON THE 20<sup>TH</sup> DAY OF JULY, 1964 AS DOCUMENT NUMBER 2161199 AND AN UNDIVIDED 5.109% INTEREST (EXCEPT THE UNITS DELINEATED AND DESCRIBED IN SAID SURVEY) IN AND TO THE FOLLOWING DESCRIBED PREMISES: LOT 3 IN BLOCK 3 IN TAYLOR'S SUBDIVISION OF THE WEST 11.85 CHAINS OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office