## **UNOFFICIAL COPY**

### After Recording Return to:

SelecTitle, LLC 12276 San Jose Blvd., Suite 423 Jacksonville, FL 32223

#### Instrument Prepared By:

Kevin T. Kavanaugh, Esq. 3331 W. Big Beaver, Ste. 109 Troy, MI 48084 Licensed in IL, Bar ID No. 6280331

#### Mail Tax Statements To:

Wieslaw Murzan ki 19938 Everett Lane Mokena, IL 60448

## Tax Parcel ID Number:

29-09-226-043-0000

Order Number: ST1800511



Doc# 1901645006 Fee \$42.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 01/16/2019 10:54 AM PG: 1 OF 3

### SPECIAL WARRANTY DEED

GRANTOR, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00) and other valuable considerations, the receipt whereof is hereby acknowledged, does parely warrant, grant, bargain, sell, assign, remiss, release, convey and confirm unto the GRANTEE, all to at certain land, situated in Cook County, Illinois, to wit:

The following described property:

## SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Assessor's Parcel Number: 29-09-226-043-0000

Together with all the tenements, hereditaments, and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the GRANTOR hereby covenants with said GRANTEE that the GRANTOR is lawfully seized of said land in fee simple; that the GRANTOR has good right and lawful authority to sell and convey said land, and that GRANTOR will only warrant and forever defend the right and title to the

REAL ESTATE TRANSFER TAX			16-Jan-2019
	1	COUNTY:	23.75
		ILLINOIS:	47.50
		TOTAL:	71.25
29-09-226-043-0000		20190101672544	1-814-486-688

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above described property unto the said GRANTEE against the claims of those persons claiming by, through or under GRANTOR, but not otherwise.

Subject to: covenants, conditions and restrictions of record; and taxes from 2019 and subsequent years, including taxes which may accrue by reason of new or additional improvements during the current year.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

IN TESTIMONY WIFREOF, WITNESS the signature of the Grantor on the date first written above.

NJCC FUND #5 REO SUPSIDIARY LLC, by SELENE FINANCE LP, as Attorney-In-Fact

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by GRANTOR/GRANTEE and/or their agents; no boundary survey was made at the time of this conveyance.

WILLAGE OF DOLTON
WATER/REAL PROPERTY TRANSFER TAX NO. 22115
ADDRESS 1 (4) WAY AS A ALL
ISSUE 1-10-19 EXPIRED 3-10-79
AMT TYPE WYS

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#### **EXHIBIT A**

#### LEGAL DESCRIPTION

The following described property, situated in the County of Cook, State of Illinois, to wit:

The South 10 feet of Lot 10 (except the East 8 feet thereof) and the North 33 feet of Lot 9 (except the East 8 feet thereof) in Block 2 in Town and Country Homes Fifth Addition to Ivanhoe, being a subdivision of the North 20 acres of Lot 3 in Verhoeven's Subdivision of the Northeast 1/4 of Section 9, Township 36 North, Range 14 East of the Third Principal Meridian according to the plat thereof recorded October 1, 1945 as Document Number 13613069 in Cook County, Illinois.

ing the same proper, reporation, to NJCC FUND anuary 2, 2019, as Document No.

Property Address: 14641 Wabash Avenue, Do.

Assessor's Parcel No.: 29-09-226-04 i-0000