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SPECIAL WARRANTY DEED

File No: 137-905236

Doc# 1903813045 Fee \$76.00

CA 73373112
CityWide Title Corporation

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 02/07/2019 03:28 PM PG: 1 OF 6

CA Address 850 W. Jackson Blvd

CA Address #320

CA Address Zip Chicago IL. 60607

Citywide Title Corporation
850 W. Jackson Blvd., Ste. 320
Chicago, IL. 60607

THIS AGREEMENT, made and entered into this 28 day of JANUARY, 2019, 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 Da-Juan Talbert, Fee Simple 7818 S. Green Street Chicago, IL. 60620 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 8108 S Sangamon St. Chicago, IL. 60620 which is legally described as follows:

see attached legal

PIN# 20-32-219-020-0000

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: f Da Juan Talbert

S Y
P 6 96
S N
SC Y
INT AS

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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

[Signature]

By: AlpineFP as Asset Manager
Contractor for DU204SB-16-D-04
For HUD by: [Signature]
Grace Fequer, Closing Manager

Bonnie Lesurd

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.

1-28-19

Date

[Signature]

Buyer, Seller or Representative

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

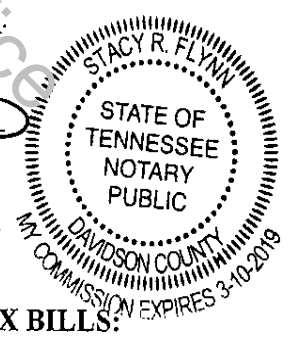
SS.

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Grace H Fequer, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date JAN 28, 2019, 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 28 day of JANUARY, 2019.

[Signature]
Notary Public

My commission expires: 3-10-2019



PREPARED BY AND MAIL TO:

CA Philip M. Fornaro & Associates, LTD
CA Address 1022 S La Grange Rd.
CA Address _____
CA zip La Grange, IL. 60525

SEND SUBSEQUENT TAX BILLS:

Da-Juan Talbert
7818 S. Green St.
Chicago, IL, 60620

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EXHIBIT "A"

LOT 3, IN BLOCK 12, IN CHESTER HIGHLANDS THIRD ADDITION TO AUBURN PARK, BEING A SUBDIVISION OF THE EAST 7/8 OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

8108 S. Sangamon St
Chicago, Illinois 60620

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

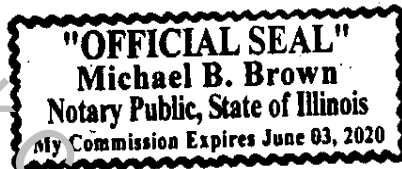
THE GRANTOR OR HIS AGENT AFFIRMS THAT, TO THE BEST OF HIS KNOWLEDGE, THE NAME OF THE GRANTEE SHOWN ON THE DEED OR ASSIGNMENT OF BENEFICIAL INTEREST IN A LAND TRUST IS EITHER A NATURAL PERSON, AN ILLINOIS CORPORATION OR FOREIGN CORPORATION AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE 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 TITLE TO REAL ESTATE UNDER THE LAWS OF THE STATE ILLINOIS.

DATED: 1/28/19

SIGNATURE: *Michael B. Brown*
GRANTOR OR AGENTS

SUBSCRIBE AND SWORN TO BEFORE ME BY THE SAID ON THE ABOVE DATE.

NOTARY PUBLIC: *[Signature]*



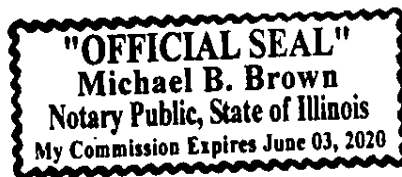
THE GRANTOR OR HIS AGENT AFFIRMS THAT, TO THE BEST OF HIS KNOWLEDGE, THE NAME OF THE GRANTEE SHOWN ON THE DEED OR ASSIGNMENT OF BENEFICIAL INTEREST IN A LAND TRUST IS EITHER A NATURAL PERSON, AN ILLINOIS CORPORATION OR FOREIGN CORPORATION AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE 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 TITLE TO REAL ESTATE UNDER THE LAWS OF THE STATE ILLINOIS.

DATED: 1/28/19

SIGNATURE: *Michael B. Brown*
GRANTOR OR AGENTS

SUBSCRIBE AND SWORN TO BEFORE ME BY THE SAID ON THE ABOVE DATE.

NOTARY PUBLIC: *[Signature]*



NOTE: ANY PERSON WHO KNOWINGLY SUBMITS A FALSE STATEMENT CONCERNING THE IDENTITY OF A GRANTEE SHALL BE QUILTY OF CLASS C MISDEMEANOR FOR THE FIRST OFFENSE AND OF A CLASS A MISDEMEANOR FOR SUBSEQUENT OFFENSES.

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REAL ESTATE TRANSFER TAX

04-Feb-2019



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

20-32-219-020-0000 | 20190201692164 | 1-212-713-376

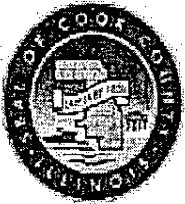
* Total does not include any applicable penalty or interest due.

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

04-Feb-2019



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

20-32-219-020-0000

| 20190201692164 | 1-133-070-752