

UNOFFICIAL COPY

Doc#: 1904218038 Fee: \$52.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 02/11/2019 10:22 AM Pg: 1 of 3

Dec ID 20190101678018
ST/CO Stamp 1-998-678-432 ST Tax \$558.50 CO Tax \$279.25

mail to:

CalAtlantic Title, Inc
1141 E. Main St, Suite 108
E. Dundee, IL 60118

(The Above Space for Recorders Use Only)

15829-18-000-196

SPECIAL WARRANTY DEED

CalAtlantic Group, Inc., a Delaware corporation, as successor by merger to The Ryland Group, Inc., a Maryland corporation ("Grantor"), being a corporation created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois, with offices at 1141 East Main Street, Suite 108 in Dundee, Illinois, for and in consideration of the sum of Ten Dollars and No/100 (\$10.00), and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS TO Bailey John Oladunni, a married man ("Grantee"), residing at 6036 Rob Roy Drive, Oak Forest, Illinois 60452, the following described real estate (the "Property") situated in the County of Cook, in the State of Illinois, to wit:

Legal Description: See attached Exhibit A

Address: 1721 White Spruce Drive, Hoffman Estates, Illinois 60192

Permanent Index Number: 06-08-120-008-0000

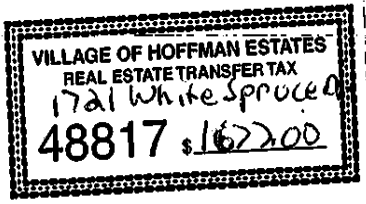
Together with the appurtenances thereunto belonging, or in anywise appertaining, and all the estate, right, title, interest, claim or demand whatsoever, of Grantor, either in law or equity, of, in and to the Property TO HAVE AND TO HOLD the Property, unto Grantee, and Grantee's heirs and assigns forever.

And Grantor, for itself, and its successors, does covenant to Grantee, and Grantee's heirs and assigns, that it has not done or suffered to be done, anything whereby the Property is, or may be, in any manner encumbered or charged, except as herein recited; and that it WILL WARRANT AND DEFEND, against all persons lawfully claiming by, through or under it.

SUBJECT TO: Covenants, conditions, restrictions and easements of record; building, zoning and other applicable ordinances and regulations of any applicable governing authority; and general taxes for 2019 and subsequent years.

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In Witness Whereof, Grantor has caused its name to be signed to these presents by one of its Authorized Agents – Homebuilding / Sales Operations this 15 day of January, 2019



CALATLANTIC GROUP, INC., a Delaware corporation

By: Mel
Michael P. Mahoney, Authorized Agent – Homebuilding / Sales Operations

State of Illinois)
County of Kane) SS

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that Michael P. Mahoney, an Authorized Agent – Homebuilding / Sales Operations of CalAtlantic Group, Inc., a Delaware corporation (the “Corporation”), 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 Authorized Agent – Homebuilding / Sales Operations, he signed and delivered said instrument, as his free and voluntary act, and as the free and voluntary act of the Corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 15 day of January, 2019

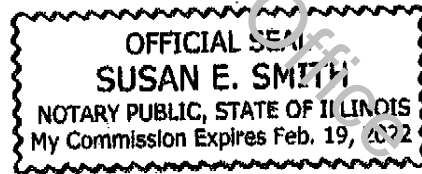
REAL ESTATE TRANSFER TAX		08-Feb-2019
COUNTY:	ILLINOIS:	279.25
TOTAL:		837.75

08-08-120-008-0000 | 20190101678018 | 1-998-678-432

[Signature]
NOTARY PUBLIC

This instrument was prepared by:

Brian Meltzer,
Meltzer, Purtill & Stelle LLC
1515 E. Woodfield Road, Suite 250
Schaumburg, IL 60173



MAIL TO:
Bailey John Oladunni
1721 White Spruce Dr
Hoffman Estates, IL 60192

SEND SUBSEQUENT TAX BILLS TO:
Bailey John Oladunni
1721 White Spruce Dr
Hoffman Estates, IL 60192

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Escrow No.: 15829-18-000796-IL

EXHIBIT A

LOT 55, IN DEVONSHIRE WOODS ESTATES BEING A SUBDIVISION IN SECTION 8, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 25, 2007 AS DOCUMENT NO. 0720615092, IN COOK COUNTY, ILLINOIS.

Permanent Index No.: 06-08-120-008-0000

Property of Cook County Clerk's Office