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Doc#: 1910946068 Fee: \$52.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 04/19/2019 09:16 AM Pg: 1 of 3

WARRANTY DEED ILLINOIS STATUTORY

01146-62800 *1/2 KB*



Dec ID 20190401646613
ST/CO Stamp 1-434-536-864 ST Tax \$291.50 CO Tax \$145.75

Prepared By:
Law Offices Jay M. Chie P.C.
2454 E. Dempster St., Suite 310
Des Plaines, IL 60018

THE GRANTOR, HPA BORROWER 2018-1 MS LLC, a Delaware limited liability company, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten (\$10.00) Dollars, and other good and valuable considerations in hand paid,

CONVEYS and WARRANTS to GRANTEE, KEVIN D WOODBERRY, A married man

- in FEE SIMPLE
 in JOINT TENANCY WITH RIGHT OF SURVIVORSHIP,
 in TENANTS IN COMMON, or
 in TENANCY BY THE ENTIRETY WITH RIGHT OF SURVIVORSHIP.

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

(GRANTEE'S ADDRESS) of 1332 Esat Avenue Berwyn of the County of Cook, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

See Legal Description attached hereto as Exhibit "A"

SUBJECT TO: General real estate taxes not yet due and payable; covenants, conditions and restrictions of record; building lines and easements.

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

Permanent Index Number: 16-19-211-034-0000

Address of Real Estate: 1332 East Avenue, Berwyn, IL 60402 *Grantee's Address*

Dated this 12 day of APRIL, 2019

GRANTOR:

Michael Arthur
HPA Borrower 2018-1 MS LLC
By: Michael Arthur, Authorized Signatory

THE CITY OF REAL ESTATE
BERWYN, IL TRANSFER TAX
ap 4-15-19 \$2912.00
COLLECTOR'S OFFICE

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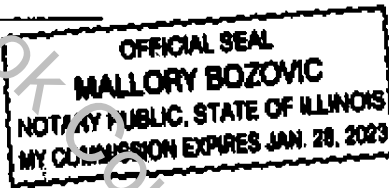
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **CERTIFY THAT Michael Arthur, authorized signatory for HPA BORROWER 2018-1 MS LLC,** 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 it signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 12 day of April , 2019



Mallory Bozovic

Notary Public



Mail To:
Kevin D Woodberry
1332 East Avenue
Berwyn, IL 60402

Name and Address of Taxpayer:
Kevin D Woodberry
1332 East Avenue
Berwyn, IL 60402

REAL ESTATE TRANSFER TAX		18-Apr-2019
		COUNTY 145.75
		ILLINOIS 291.50
		TOTAL 437.25
16-19-211-034-0000 20190401646613 434-526-864		

County Clerk's Office

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**ALTA COMMITMENT FOR TITLE INSURANCE
EXHIBIT "A"
LEGAL DESCRIPTION**

ISSUED BY
STEWART TITLE GUARANTY COMPANY

File No.: 412277

LOT 18 AND THE SOUTH 1/2 OF LOT 17 IN WALLECK'S SUBDIVISION OF THE EAST 1/2 OF BLOCK 28 IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTH 300 ACRES THEREOF) IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions; and a countersignature by the Company or its issuing agent that may be in electronic form.

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File No.: 01146-62860

ALTA Commitment For Title Insurance 8-1-16 (4-2-16)

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