

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

THIS AGREEMENT, made between Grantor, Camanro Inc., an Illinois corporation, party of the first part, and Grantee, Family First Property Ventures, LLC, 6030 S. Komensky Ave., Chicago, IL 60629, party of the second part,



Doc# 1915134078 Fee \$88.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
EDWARD M. MOODY
COOK COUNTY RECORDER OF DEEDS
DATE: 05/31/2019 01:48 PM PG: 1 OF 2

WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and no Dollars (\$10.00) in hand paid by the party of the second part, the receipt of which is hereby acknowledged, does hereby **REMISE, RELEASE, ALIEN AND CONVEY** unto the party of the second part, all the following described real estate, situated in Cook County, Illinois, known and described as follows:

LOT 9 IN BLOCK 10 IN ENGLEFIELD, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: **7526 S. WINCHESTER AVE., CHICAGO, IL 60620**
Permanent Index Number: **20-30-400-028-0000**

Together with all the hereditaments and appurtenances thereto, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, **TO HAVE AND TO HOLD** the premises as above described.

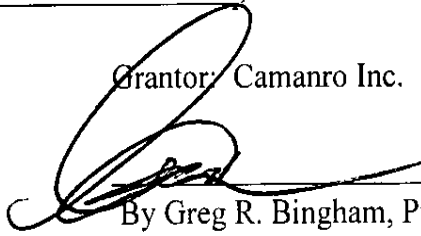
And the party of the first part, for itself and its successors, officers and agents, does covenant, promise and agree, to and with the party of the second part, her heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited, Subject To: taxes for 2018 and future years; covenants, easements, conditions and restrictions of record, rights of all occupants and tenants of the premises; any lien or interest not extinguished by the issuance and recording of the Tax Deed recorded as Document 1833444061; and any interest in the premises granted by the party of the second part or created by her acts or omissions.

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IN WITNESS WHEREOF, the party of the first part has signed this Special Warranty Deed this 29th day of May, 2019.


Grantor: Camanro Inc.


By Greg R. Bingham, President

State of Illinois
County of Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Greg R. Bingham, as President of Camanro, Inc., 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 he signed, sealed and delivered the said instrument as his 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 official seal, this 29th day of May, 2019.


Notary Public

This instrument was prepared by:
Camanro Inc.
100 N. LaSalle St., Suite 2400
Chicago, IL 60602



mail to and
SEND SUBSEQUENT TAX BILLS TO:
Family First Property
6030 S. Komensky Ave
Chicago, IL 60629



REAL ESTATE TRANSFER TAX		30-May-2019
	CHICAGO:	435.00
	CTA:	174.00
	TOTAL:	609.00 *

20-30-400-028-0000 | 20190501687506 | 1-989-697-440

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

REAL ESTATE TRANSFER TAX		31-May-2019
	COUNTY:	29.00
	ILLINOIS:	58.00
	TOTAL:	87.00

20-30-400-028-0000 | 20190501687506 | 0-305-684-384

TQ004024 1/2
Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453