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PREPARED BY: ^{1/2}
Codilis & Associates, P.C.
Jennifer Moses, Esq.
15W030 N. Frontage Rd.
Burr Ridge, IL 60527

Doc#: 1918408371 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 07/03/2019 01:44 PM Pg: 1 of 2

Dec ID 20190601614846
ST/CO Stamp 1-860-933-728 ST Tax \$195.50 CO Tax \$97.75

MAIL TAX BILL TO:

Kimberly King
3118 Alexander Crescent
Flossmoor, IL 60422

MAIL RECORDED DEED TO:

LAW OFFICES
DANIEL M. GREENBERG, CHARTERED
18141 DUNE LAKE HWY., SUITE 111
HOMEWOOD, IL 60430-2242

19027359060

SPECIAL WARRANTY DEED

THE GRANTOR, Second Opportunity of America, LLC, of 7667 Vickers Street San Diego, CA 92111, a corporation organized and existing under the laws of AZ, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to THE GRANTEE(S) Kimberly King, a married woman of 3118 Alexander Crescent Flossmoor, IL 60422, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 321 IN WOODGATE GREEN UNIT 2 BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 17 AND PART OF THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 31-17-204-007-0000

PROPERTY ADDRESS: 5762 Timberlane Road, Matteson, IL 60443

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor, subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

Attorney's Title Guaranty Fund, Inc.
1 S. Wacker Dr. Ste. 2400
Chicago, IL 60603-4650
Recording Department

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Special Warranty Deed - *Continued*

Dated this June 10, 2019

Second Opportunity of America, LLC

By: Marcos Morales
Marcos Morales

STATE OF Arizona)

COUNTY OF Maricopa)

SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Second Opportunity of America, LLC, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 6-10-19



Linda Segui
Notary Public
My commission expires: Oct. 15, 2019

Exempt under the provisions of paragraph _____
Section 4, of the Real Estate Transfer Act _____ Date _____
_____ Agent.

County Clerk's Office