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Doc#: 1919949083 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 07/18/2019 10:05 AM Pg: 1 of 2

AFTER RECORDING RETURN TO:
Radian Settlement Services, Inc.
1000 GSK Drive
Coraopolis, PA 15108
File No. 1280032363

Dec ID 20190701632319
ST/CO Stamp 1-288-725-600 ST Tax \$50.00 CO Tax \$25.00
City Stamp 1-030-341-728 City Tax: \$525.00

MAIL TAX STATEMENTS TO:
Community Initiatives, Inc.
222 South Riverside Plaza #380
Chicago, IL 60606

THIS DOCUMENT PREPARED BY:
Larry J. Spears, Esq.
8940 Main Street
Clarence, NY 14031
716-634-3405

Parcel ID No.: 25-29-108-078-0000

FIRST AMERICAN TITLE

FILE # 2977844 '11

SPECIAL WARRANTY DEED

THIS DEED made and entered into on this 12th day of July, 2014, by and between **Federal Home Loan Mortgage Corporation**, a mailing address of 5000 Plano Parkway, Carrollton, TX 75010 hereinafter referred to as Grantor(s) and **Community Initiatives, Inc.**, a mailing address of 222 South Riverside Plaza #380, Chicago, IL 60606, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor, for and in consideration of the sum of FIFTY THOUSAND AND 00/100 (\$50,000.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, have this day given, granted, bargained, sold, conveyed and confirmed and do by these presents give, grant, bargain, sell, convey and confirm unto the said Grantee(s) the following described real estate located in Cook County, Illinois:

THE SOUTH 5 FEET OF LOT 11 AND ALL OF LOT 12 IN BLOCK 10 IN WILLIAM R. KERRS SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 37, NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Parcel ID Number: 25-29-108-078-0000
Property commonly known as: 12128 South Bishop St, Chicago, IL 60643

Prior instrument reference: Document Number 1911955258, Recorded: 04/29/2019

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in fee simple.

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And the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby specially warrants that title to the land is free from all encumbrances made by Grantor, and will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

IN WITNESS WHEREOF, the said Grantor has hereunto set their hand and seal on this 12th day of July, 2019.

Federal Home Loan Mortgage Corporation by Radian Settlement Services Inc., as Attorney-in-Fact

BY: [Signature]
NAME: Chris Lucci
TITLE: 2EO Closing Manager

STATE OF PA
COUNTY OF Allegheny

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT Chris Lucci as Closing Manager on behalf of Radian Settlement Services Inc., as Attorney-in-Fact for Federal Home Loan Mortgage Corporation is/are 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 said instrument as his/her/their free and voluntary act, for the purposes therein set forth.

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

Jennifer M. Bowers
Notary Public
My commission expires: 4/21/2021

Commonwealth of Pennsylvania
Notarial Seal
JENNIFER M BOWERS - Notary Public
FINDLAY TWP, ALLEGHENY COUNTY
My Commission Expires Apr 21, 2021

No title exam performed by the preparer. Legal description and party's names provided by the party.