

# UNOFFICIAL COPY



Mail to:  
Orange Coast Lender Services  
1000 Commerce Drive, Suite 520  
Pittsburgh PA 15275

Doc# 1920413025 Fee \$88.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

EDWARD H. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 07/23/2019 09:51 AM PG: 1 OF 3

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

19102405 1/1

## SPECIAL WARRANTY DEED (CORPORATION TO INDIVIDUAL) ILLINOIS

THIS INDENTURE, made between **Wells Fargo Bank, N.A.** duly authorized to transact business in the State of ILLINOIS, party of the first part, and **Kholood Mohammad**, a married woman, individual, whose address is **8148 W Valley Palos Hills, IL 60465**, party of the second part WITNESSETH, that the party of the first part, for and in consideration of the sum of One Hundred Fifty-Seven Thousand Two Hundred Fifty and 00/100 Dollars (\$157,250.00) and other valuable consideration, in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all interest in the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

See Attached Exhibit A Legal Description

SUBJECT TO GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE; ANY SPECIAL ASSESSMENTS NOT YET DUE AND 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.

Together with all and singular the hereditaments and appurtenances hereunder belonging, or in otherwise appertaining, and the 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, with the hereditaments and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

S Y  
P B  
S Y-1  
M     
SC     
E     
INT Rv

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The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

PERMANENT REAL ESTATE INDEX NUMBER(S): 18-36-117-021-0000  
PROPERTY ADDRESS (ES): 7813 W 79th Place Bridgeview, IL 60455

IN WITNESS WHEREOF, said party of the first part has caused on 13 June, 2019.

WELLS FARGO BANK, N.A.

By: [Signature] 6-13-19  
Name: LINDSAY DORAN W  
Vice President Loan Documentation  
Its:

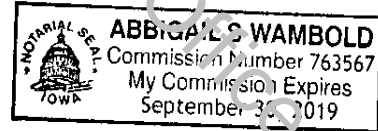
State of Iowa

LINDSAY DORAN  
Vice President, Loan Documentation

County Dallas

On this 13<sup>th</sup> day of June, A.D. 2019, before me, a Notary Public in and for said county, personally appeared Lindsay Doran, to me personally known, who being by me duly sworn (or affirmed) did say that that person is VPLD (title) of said WELLS FARGO BANK, N.A., by authority of its board of (directors or trustees) and the said (officer's name) Lindsay Doran acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

[Signature] (Signature) (Stamp or Seal)  
Notary Public



This Instrument was prepared by:  
Margaret Daun, Attorney at Law, 13805 W. Burleigh Rd, Ste 100, Brookfield, WI 53005

Please send subsequent Tax Bills to:  
Kholood Mohammad  
8148 W. Valley  
Palos Hills, IL 60465

REAL ESTATE TRANSFER TAX		22-Jul-2019
	COUNTY:	78.75
	ILLINOIS:	157.50
	TOTAL:	236.25
18-36-117-021-0000		20190701621925   0-963-261-536

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## EXHIBIT A

Lot 7 in Casual's New Manor, a Resubdivision of Lots 1 to 56, inclusive, in Land's 79th Avenue Estates, a Subdivision of part of the North 60 acres of the West ½ of the Northwest ¼ of Section 36, Township 38 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Being the same property conveyed to Wells Fargo Bank N.A. in deed dated 4/2/2019 recorded on 4/10/2019 in Instrument/Document # 1910034042 in the Office of the County Recorder for the County of Cook and State of Illinois.

COMMONLY KNOWN AS: 7813 W 79th Pl., Bridgeview IL 60455  
Tax Parcel: 18-76-117-021-0000