



Doc# 1923349178 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/21/2019 01:44 PM PG: 1 OF 2

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19-02800

SPECIAL WARRANTY DEED

(Corporation to Individual)

This Indenture made this day of L

August, 2019 between

PNC BANK, NATIONAL ASSOCIATION,

a National Association under the laws of the United States, and duly authorized to transact business in the State of Illinois, party of the first part, and

Jacob Abraham

party of the second part.

(GRANTEE'S ADDRESS) 1420 W. Chestnut, 1, Chicago, IL 60642

WITNESSETH, that the said party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) 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 said party of the second part, and to their heirs and assigns, all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 29 IN BLOCK 31 IN TAYLOR'S FIRST ADDITION TO SOUTH CHICAGO, BEING A SUBDIVISION OF PART OF THE NORTH FRACTIONAL HALF OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject To: taxes not yet due and payable, general restrictions as they appear of record


Permanent Real Estate Index Number: 26-08-114-021-0000

Address of Real Estate: 10055 S Avenue, N, Chicago, IL 60617

Together with all the singular and hereditaments and appurtenances thereto belonging, or in anywise 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 said 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 TO HOLD the said premises as above described, with the appurtenances, unto the said party of the second part, their heirs and assigns.



And the said party of the first part, for itself and its successors, does covenant, promise and agree to and with said party of the second part, their 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, and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND.

PREMIER TITLE

REAL ESTATE TRANSFER TAX		16-Aug-2019
	CHICAGO:	322.50
	CTA:	129.00
	TOTAL:	451.50 *

26-08-114-021-0000 | 20190801659896 | 0-901-464-672

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

REAL ESTATE TRANSFER TAX		16-Aug-2019
	COUNTY:	21.50
	ILLINOIS:	43.00
	TOTAL:	64.50

26-08-114-021-0000 | 20190801659896 | 1-948-271-200

UNOFFICIAL COPY

The 1st of August, 2019

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its OFFICER, the day and year first above written.

[Signature] **Robert L. Bell, Officer**

by PNC Bank, National Association,

I, undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY ACKNOWLEDGE, that Robert L. Bell, personally appeared before me and acknowledged himself/herself as the OFFICER of PNC Bank, National Association and is the same person whose name is subscribed as the foregoing instrument, appeared before me this day in person and severally acknowledged that as such they signed and delivered the said instrument as pursuant to authority given by the Board of Directors of said corporation, as his/her free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and seal this 1st day of Aug, 2019



My Commission expires:

Signature:

5-18-23
[Signature]

Prepared By: Joseph [Name], 2550 Golf Road - Suite 250, Rolling Meadows, Illinois 60008

Mail To: Jacob Abraham - 1420 W. Chestnut St. Unit 1, Chicago, IL 60642

Send Tax Bills To: Jacob Abraham - 1420 W. Chestnut St. Unit 1, Chicago, IL 60642

PREMIER TITLE
1000 JORIE BLVD., SUITE 136
OAK BROOK, IL 60523
630-571-2111