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Doc# 1923534050 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/23/2019 01:15 PM PG: 1 OF 2

SPECIAL WARRANTY DEED

PREPARED BY:

LARRY A. WHITNEY, ATTORNEY AT LAW
O/B/O BC LAW FIRM, P.A.
2805 CROW VALLEY TRAIL
PLANO, TX 75023

THIS INDENTURE, made on 13 day of JUNE, 2019, by and between **1900 CAPITAL TRUST II**, duly authorized to transact business in the STATE of Illinois, party of the first part, and **ANASTACIO MORALES**, party of the second part, WITNESSETH, that the party of the first part for and in consideration of the sum of **\$125,199.00** 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 said corporation, by these presents does REMISE, RELEASE, ALIENATE and CONVEY unto the party of the second part, and its assigns, FOREVER, all the following described real estate, situated in the county of COOK, and State of Illinois known and described as follows, to wit:

LOT 24 IN SCHUMACKER GNAEDINGER AND COMPANY'S WARREN PARK ADDITION, IN THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

APN: 16-20-222-017-0000

Property Address: 1433 S 57TH AVE, CICERO, IL 60804

Being the same premises conveyed to **1900 CAPITAL TRUST II** by Deed dated 4/8/2019, and recorded 5/31/2019, as Instrument No. 1915113108, in the COOK County records, State of Illinois.

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.

S ✓
P ✓
S ✓
M ✓
SC ✓
E ✓
P

T O W N S H I P	Town of Cicero	Address: 1433 S 57TH AVE	Real Estate Transfer Tax
		Date: 08/22/2019 Stamp #: 2019-6229 By: morales	\$1,252.00 Payment Type: cash Compliance #: 2019-2LW4CAMP

1 of 2

REAL ESTATE TRANSFER TAX

23-Aug-2019



COUNTY:	62.75
ILLINOIS:	125.50
TOTAL:	188.25

16-20-222-017-0000

20190601600323 | 1-734-058-592

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Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, 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, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part and its assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part and its 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 as to matters of title.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Agent, the day and year first above written.

1900 CAPITAL TRUST II
by **NewRez LLC f/k/a New Penn Financial, LLC**
d/b/a **Shellpoint Mortgage Servicing, as attorney**
in fact

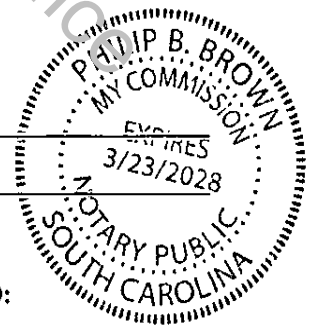
BY: *[Signature]*
ITS: **JASON YATES VP**

STATE OF SC)
COUNTY OF GREENWICH) .SS

On this date, before me personally appeared **JASON YATES VP**, before me known to be the person who executed the foregoing instrument on behalf of **NewRez LLC f/k/a New Penn Financial, LLC d/b/a Shellpoint Mortgage Servicing, as attorney in fact for 1900 CAPITAL TRUST II**, and acknowledged that he/she executed the same as his/her free act and deed.

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of aforesaid, this 13 day of JUNE, 2019.

[Signature]
Notary Public
My term Expires: _____



MAIL TO:
SOLIDIFI
88 SILVA LANE STE 210
MIDDLETOWN, RI 02842

SEND SUBSEQUENT TAX BILLS TO:
ANASTACIO MORALES
1428 S CENTRAL AVE
CICERO, IL 60804