

# UNOFFICIAL COPY



\*1924134037D\*

Doc# 1924134037 Fee \$88.00

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

EDWARD M. HOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/29/2019 11:16 AM PG: 1 OF 3

Mail to:  
SOUTHEAST PROPERTY ACQUISITIONS LLC A DELAWARE LIMITED  
LIABILITY COMPANY  
5009 N Central Ave.  
Tampa, FL 33603  
D-IL-2488

## 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 **SOUTHEAST PROPERTY ACQUISITIONS LLC A DELAWARE LIMITED LIABILITY COMPANY** whose address is **5009 N Central Ave., Tampa, FL 33603**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) 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, ALLEN 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

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

S Y  
R 3  
S —  
M —  
SC Y  
E —  
INT #





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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.

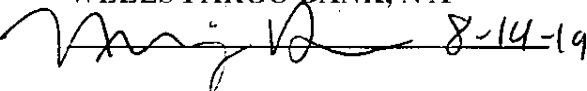
The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

**PERMANENT REAL ESTATE INDEX NUMBER(S): 20-26-311-021-0000**  
**PROPERTY ADDRESS (ES): 7714 S Maryland Ave., Chicago, IL 60619**

IN WITNESS WHEREOF, said party of the first part has caused on 14 Aug. 2019.

REAL ESTATE TRANSFER TAX		29-Aug-2019
	COUNTY:	67.50
	ILLINOIS:	135.00
TOTAL:		202.50

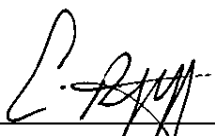
20-26-311-021-0000 | 20190801675687 | 2-112-637-392

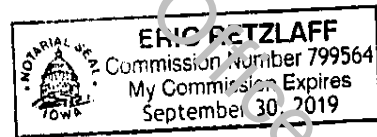
**WELLS FARGO BANK, N A**  
  
 By: \_\_\_\_\_  
**LINDSAY DORAN**  
 Vice President Loan Documentation

State of Iowa

County Dallas


On this 14<sup>th</sup> day of August, 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) (Stamp or Seal)  
 Notary Public



This Instrument was prepared by:

Segel Law Group Inc.  
1827 Walden Office Square  
Suite 450  
Schaumburg, IL 60173

REAL ESTATE TRANSFER TAX		29-Aug-2019
	CHICAGO:	1,012.50
	CTA:	405.00
	TOTAL:	1,417.50 *

20-26-311-021-0000 | 20190801675687 | 1-373-221-472

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

Please send subsequent Tax Bills to:  
SOUTHEAST PROPERTY ACQUISITIONS LLC A DELAWARE LIMITED LIABILITY COMPANY; 5009 N Central Ave., Tampa, FL 33603

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## EXHIBIT A

Lot 6 in Block 86 in Cornell, being a subdivision of the West 1/2 of Section 26 and the Southeast 1/4 of Section 26 (with the Exemption of the East 1/2 of the Northeast 1/4 of said Southeast 1/4) the North 1/2 of the Northwest 1/4, the South 1/2 of the Northwest 1/4 lying West of the Illinois Central Railroad and the Northwest 1/4 of the Northeast 1/4 of Section 35, all in Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois

COMMONLY KNOWN AS: 7714 S Maryland Ave., Chicago, IL 60619