

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED

THIS AGREEMENT made this 23<sup>rd</sup> day of September, 2019 between POPULAR REAL ESTATE, INC., a Corporation created and existing under and by virtue of the Laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and, SANTA SANTIAGO, 7612 S. Paulina, Chicago, Illinois 60620 party of the second part, WITNESSETH, that party of the first part, for and in consideration of the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE ALIEN AND CONVEY unto the party of the second part, and to its heirs and 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 5 IN BLOCK 16 IN ENGLEFIELD, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 30, TOWNSHIP 38, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

**PERMANENT INDEX NUMBER: 20-30-417-023-0000**

**COMMON STREET ADDRESS: 7612 S. Paulina Street, Chicago, Illinois 60620**

SUBJECT TO: Any conditions affecting title to the subject property including, but not limited to: Covenants, conditions and restrictions of record; public and utility easements and roads and highways, if any; party wall rights and agreements, if any; all unpaid special assessments and general real estate taxes, and to any condition that would be revealed by a proper inspection and true survey as provided by Grantee.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway 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, its heirs and 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, its 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



Doc# 1926634085 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/23/2019 11:17 AM PG: 1 OF 2

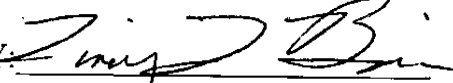
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or charged, except as herein recited; and that the said premises, against all person lawfully claiming, or to claim same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: only the matters contained herein but not otherwise.

IN WITNESS WHEREOF, said party of the first has caused its name to be signed to these presents by its President, and attested by its Secretary, the day and year first above written.

POPULAR REAL ESTATE, INC.

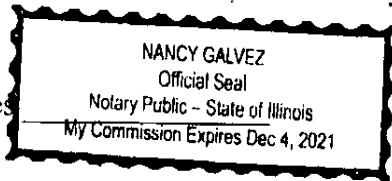
BY:   
Timothy T. Balin, President

State of Illinois )  
                                  ) ss  
County of Cook )

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that TIMOTHY T. BALIN, personally known to me to be the President of POPULAR REAL ESTATE, INC., an Illinois Corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that as such President, he signed and delivered the said instrument pursuant to authority, given by the Board of Directors of said corporation, at his 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 official seal, this 23<sup>rd</sup> day of September 2019.

Commission Expires





  
NOTARY PUBLIC

This Deed was prepared by Balin Law P.C., 100 N. LaSalle, suite 1111, Chicago, Illinois 60602

REAL ESTATE TRANSFER TAX		23-Sep-2019
	CHICAGO:	262.50
	CTA:	105.00
	<b>TOTAL:</b>	<b>367.50 *</b>

20-30-417-023-0000 | 20190901696981 | 1-596-065-376

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

REAL ESTATE TRANSFER TAX		23-Sep-2019
	COUNTY:	17.50
	ILLINOIS:	35.00
	<b>TOTAL:</b>	<b>52.50</b>

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