

UNOFFICIAL COPY

Doc#: 1930108029 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/28/2019 11:12 AM Pg: 1 of 3

SPECIAL WARRANTY DEED

File No: 137-890940

STC 545699 1/2 DUA

Dec ID 20191001622725
ST/CO Stamp 0-760-103-264
City Stamp 2-136-551-008

CA Stewart Title

CA Address 10 S. Riverside Plaza, suite 1450

CA Address Chicago, IL

CA Address Zip 60606

THIS AGREEMENT, made and entered into this 23rd day of October, 2019, by and between Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, party of the first part and Twin M Real Property LLC his/her/their heirs and assigns, party(ies) of the second part.

WITNESSETH that for and in consideration of the sum of TEN DOLLARS (\$10.00), the receipt of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby grant, bargain, sell, convey and confirm unto the said party(ies) of the second part, the following described real estate, commonly known as 707 S Yale Ave., Chicago IL 60621 which is legally described as follows:

The North 1 foot of Lot 7 and the South 24 feet of Lot 8 in Block 14 in Normal School Subdivision of the West 1/2 of South East 1/4 of Section 21, Township 38 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois. 20-21-422-015-0000

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 U.S.C. 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

SAID CONVEYANCE is made subject of all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show.

AND THE SAID party of the first part does hereby covenant with the said party(ies) of the second part that it has not done, or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charges, except as herein recited; and that said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it will warrant and defend.

Buyer's Acknowledgement: MLU

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

UNOFFICIAL COPY

IN WITNESS WHEREOF, the undersigned has set his/her hand and seal for and on behalf of the Secretary of Housing and Urban Development, under authority and by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 by the Department of Housing and Urban Development

Signed, sealed and
Delivered in the present of:

Secretary of Housing and Urban Development

[Handwritten signatures]

By: Dawn Layman

Dawn Layman Closing Specialist
for the United States Department of Housing and Urban
Development, an agency of the United States of
America.

"EXEMPT" under provisions of Paragraph (b),
Section 4, Real Estate Transfer Tax Act.

REAL ESTATE TRANSFER TAX	25-Oct-2019
CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

20-21-422-015-0000 | 20191001622725 | 2-136-551-008

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

10/23/19

Date

Buyer Seller or Rep

STATE OF Texas

COUNTY OF Williamson

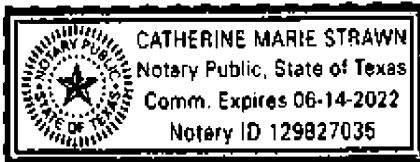
SS.

REAL ESTATE TRANSFER TAX	25-Oct-2019
COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

20-21-422-015-0000 | 20191001622725 | 0-760-103-264

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Dawn Layman, who is personally well known to me and known to be the person who executed the foregoing instrument bearing the date October 23, 2019, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed on behalf of Chronos Solutions, LLC, HUD's delegated Management and Marketing Contractors by virtue of a delegation of authority published at 70 FR 43171 on July 26, 2005 for the Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, an agency of the United States of America.

Witness my hand and official seal this 23 day of October, 2019



Catm Strawn
Notary Public

My commission expires: 06-14-2022

PREPARED BY AND MAIL TO:

CA Twin M Real Property LLC
CA Address 2447 N Ashland - 2808 W. 85th Pl
CA Address Chicago, IL Chgo IL
CA zip 60614 - 60652

SEND SUBSEQUENT TAX BILLS:

Twin M Real Property LLC
2447 N Ashland - 2808 W. 85th Pl
Chicago, IL
60614 - 60652

↑ grantee address

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated October 25, 2019

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said agent
This 25 day of October, 2019
Notary Public [Handwritten Signature]



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date October 25, 2019

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me
By the said agent
This 25 day of October, 2019
Notary Public [Handwritten Signature]



Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)