

UNOFFICIAL COPY

Doc#. 1930508104 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/01/2019 11:59 AM Pg: 1 of 3

Dec ID 20191001631811

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 07 day of December, 2018, between **JPMorgan Chase Bank, National Association** ("Grantor"), duly authorized to transact business in the State of Illinois, and **Secretary of Housing and Urban Development, its successors and/or assigns** ("Grantee"), WITNESSETH, that the Grantor for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid by the Grantee, the receipt of which is hereby acknowledged by these presents, does REMISE, RELEASE, ALIEN AND CONVEY unto Grantee and to its successors and assigns, FOREVER, all the following described real estate located in the County of Cook, State of Illinois, to wit:

Lot 102 in Elmore's Pottowatomie Hills, a subdivision of the South 60 acres of the West 1/2 of the Southwest 1/4 and also the East 1/2 the Southwest 1/4 of Section 25, Township 36 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as: 2811 172nd Street, Hazel Crest, IL 60429

Property Index No.: 28-25-311-009-0000

And the Grantor(s), for itself, and its successors, does covenant, promise and agree to and with the Grantee, its successors 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, subject to current and subsequent taxes and other assessments, building lines and building laws and ordinances, zoning laws and ordinances, private and public roads and highways, and reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record.

18-002522_LLC1

UNOFFICIAL COPY

In witness whereof, said Grantor has hereunto set its hand this 07 day of December, 2018.

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

By: Theresa D. Grant 12/07/2018
Theresa D. Grant
Its: Vice President

State of FLORIDA)
County of DUVAL) SS

The foregoing instrument was acknowledged before me this 07 day of December, 2018, by Theresa D. Grant, the Vice President, of and for JPMorgan Chase Bank, National Association.



David Lee Senesac 12-07-2018
Notary Public
Notary Public State of Florida

Exempt under provisions of Paragraph b, Section 31-45 of the Real Estate Tax Law (35 ILCS 200/31-45)

10-22-19
Date

Zakisha Cunningham
Buyer, Seller or Representative

Grantee's Name and Address and Tax Mailing Address:

Secretary of Housing and Urban Development, its successors and/or assigns, c/o
Information Systems Networks Corp., Shepherd Mall Office Complex, 2401 NW 23rd
Street, Suite 1D, Oklahoma City, OK 73107

This instrument was prepared by:

Manley Deas Kochalski LLC, 1555 Lake Shore Drive, Columbus, OH 43204

Please return to:

Manley Deas Kochalski LLC, DEEDS, P.O. Box 165028, Columbus OH 43216-5028

UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 10 | 31 | 2019

SIGNATURE: Lakisha Cunningham
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

Jennifer L. Hartsook

By the said (Name of Grantor): Lakisha Cunningham

AFFIX NOTARY STAMP BELOW

On this date of: 10 | 31 | 2019

NOTARY SIGNATURE: _____



JENNIFER L. HARTSOOK
Notary Public, State of Ohio
My Commission Expires 06-28-2020

GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 and hold title to real estate under the laws of the State of Illinois.

DATED: 10 | 31 | 2019

SIGNATURE: Lakisha Cunningham
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

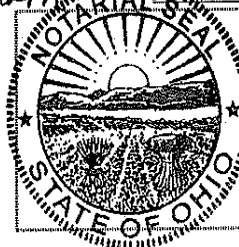
Jennifer L. Hartsook

By the said (Name of Grantee): Lakisha Cunningham

AFFIX NOTARY STAMP BELOW

On this date of: 10 | 31 | 2019

NOTARY SIGNATURE: _____



JENNIFER L. HARTSOOK
Notary Public, State of Ohio
My Commission Expires 06-28-2020

CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**