

UNOFFICIAL COPY

AFTER RECORDING RETURN TO:
Radian Settlement Services, Inc.
1000 GSK Drive, Suite 210
Coraopolis, PA 15108
File No. 1280055651



Doc# 1932334148 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/19/2019 01:32 PM PG: 1 OF 5

MAIL TAX STATEMENTS TO:
Jaroslaw Tyszuk
4N 360 Ridgewood Ave
Bensenville, IL 60106

THIS DOCUMENT PREPARED BY:
Larry J. Spears, Esq.
8940 Main Street
Clarence, NY 14031
716-634-3405

Parcel ID No.: 29-14-134-033-0000

SPECIAL WARRANTY DEED

THIS DEED made and entered into on this 5 day of October, 2019, by and between **Federal Home Loan Mortgage Corporation**, whose address is 5000 Plano Parkway, Carrollton, TX 75010 hereinafter referred to as Grantor(s) and **Jaroslaw Tyszuk, a single individual**, whose address is 4N 360 Ridgewood Ave, Bensenville, IL 60106, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor, for and in consideration of the sum of FIFTY-TWO THOUSAND EIGHT HUNDRED EIGHT AND 00/100 (\$52,808.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, have this day given, granted, bargained, sold, conveyed and confirmed and do by these presents give, grant, bargain, sell, convey and confirm unto the said Grantee(s) the following described real estate located in Cook County, Illinois:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Property commonly known as: 15427 Minerva, Dolton, IL 60419

Prior instrument reference: Document Number 1926655166, Recorded: 09/23/2019

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in fee simple.

And the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby specially warrants that title to the land is free from all encumbrances made by Grantor, and will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453 19107193 11

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IN WITNESS WHEREOF, the said Grantor has hereunto set their hand and seal on this 3 day of October, 2019.

Federal Home Loan Mortgage Corporation by Radian Settlement Services Inc., as Attorney-in-Fact

BY: [Signature]

NAME: Garnett Scott

TITLE: Closing Coordinator

POA attached as Exhibit B

VILLAGE OF DOLTON No. 22871
 WATER/REAL PROPERTY TRANSFER TAX
 ADDRESS 15427 Minerva
 ISSUE 10-8-19 EXPIRED 11-8-19
 AMT 50.00
 TYPE Special Warranty [Signature]
 MORTGAGE COMPTROLLER

STATE OF PA
COUNTY OF Allegheny

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT Garnett Scott as Closing Coord on behalf of Radian Settlement Services Inc., as Attorney-in-Fact for Federal Home Loan Mortgage Corporation is/are personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered said instrument as his/her/their free and voluntary act, for the purposes therein set forth.



Given under my hand and notarial seal, this 3 day of October, 2019

[Signature]

Notary Public
My commission expires: 3-26-23

Commonwealth of Pennsylvania - Notary Seal
 ERICA M. AMENDOLA, Notary Public
 Allegheny County
 My Commission Expires March 26, 2023
 Commission Number 1289560

No title exam performed by the preparer. Legal description and party's names provided by the party.

REAL ESTATE TRANSFER TAX		04-Nov-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
29-14-134-033-0000 20191001609685 0-884-150-624		

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EXHIBIT A
LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

LOT EIGHT (EXCEPT THE NORTH 3.5 FEET THEREOF) (8), THE NORTH 10.5 FEET OF LOT NINE (9), IN BLOCK TWO (2) IN SIMPSON HOME DEVELOPERS-CRAIG MANOR SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST HALF (1/2) OF SECTION 14, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CALUMET RIVER, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON DECEMBER 2, 1955 AS DOCUMENT NUMBER 1638003.

PARCEL ID NUMBER: 29-14-134-033-0000

PROPERTY COMMONLY KNOWN AS: 15427 MINERVA, DOLTON, IL 60419

Property of Cook County Clerk's Office

18.50
38
20

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Exhibit B

WHEN RECORDED MAIL TO:

Federal Home Loan Mortgage Corporation
5000 Plano Parkway
Carrollton, TX 75010

USE SPACE ABOVE THIS LINE FOR RECORDER'S

LIMITED POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That the Federal Home Loan Mortgage Corporation ("Freddie Mac"), a federal instrumentality organized and existing under the laws of the United States of America, with its principal office located at 8200 Jones Branch Drive, McLean, VA 22102, and an office located at 5000 Plano Parkway, Carrollton, TX 75010, does hereby make, constitute and appoint Radian Settlement Services Inc, a Pennsylvania corporation, as attorney-in-fact and/or agent, to be authorized to act, do and perform, on behalf of Freddie Mac, with full power and authority to act for it, in its place and stead, any and all lawful acts, matters, and things whatsoever requisite, necessary, proper, or convenient to be done as fully as Freddie Mac might or could do itself for all intents and purposes, with regard to the matters listed below performed in connection with the sale of real estate owned by Freddie Mac:

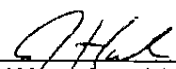
WITH REGARD TO REAL PROPERTY, to execute, to acknowledge, to seal, to deliver and to revoke

1. Contracts of sale and other contractual documents related to the sale of 1-4 unit real estate, mobile homes, modular homes or manufactured homes owned by Freddie Mac;
2. Deeds and instruments that convey title to 1-4 unit real estate, mobile homes, modular homes or manufactured homes owned by Freddie Mac;
3. Documents required of Freddie Mac as a seller of real estate, mobile homes, modular homes or manufactured homes, or otherwise required to be prepared and executed in connection with the sale of such property, to include but not limited to a settlement statement; and
4. Documents required of Freddie Mac to obtain, transfer and/or convey title or ownership rights to mobile homes, modular homes or manufactured homes.

This power of attorney shall be effective from the date of execution hereof until such time as it is revoked in writing by Freddie Mac, and such revocation is filed for record in the office of the county in which such real property is situated. The revocation of such power of attorney shall only affect the specific parties, whether an entity, person, or individual, named in any revocation, and shall not affect or impair the powers of any entity, person, or individual not named. The revocation shall not affect any liability in any way resulting from a transaction initiated prior to the revocation.

IN WITNESS WHEREOF, the grantor has caused this instrument to be executed by its authorized representative this 26th day of October, 2018.

FEDERAL HOME LOAN MORTGAGE CORPORATION

By: 
Printed Name: Jeremiah Hale
Title: Assistant Treasurer

PAGE 1 OF 2 PAGE LIMITED POWER OF ATTORNEY

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REC Book 2772 Page 169

ATTEST:

Debbie Haley
First Witness sign and print Name & Title
Debbie Haley, Assistant Secretary
in the state of Texas, Denton County

ATTEST:

Magda Rose
Second Witness sign and print Name & Title
Magda Rose, Assistant Secretary
in the state of Texas, Denton County

Acknowledgement

STATE OF TEXAS

)SS:

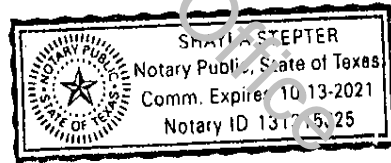
COUNTY OF DENTON

On this 26th day of October, 2018 before me a Notary Public of the state of Texas, personally came Jeremiah Hale, Debbie Haley and Magda Rose known to me to be the persons whose names are subscribed to the within Limited Power of Attorney and to be the Assistant Treasurer and Assistant Secretaries of the said Federal Home Loan Mortgage Corporation, and each person acknowledged, under oath, to my satisfaction, that they executed same on behalf of such corporation, as the voluntary act of the corporation and for the purposes therein contained.

SIGNED AND SWORN TO BEFORE ME, I have set my hand and official seal.

Shayla Stepter
Notary Public -- Shayla Stepter

My commission expires: 10-13-2021



PAGE 2 OF 2 PAGE LIMITED POWER OF ATTORNEY

STATE OF FLORIDA)
COUNTY OF HILLSBOROUGH)

THIS IS TO CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF THE DOCUMENT ON FILE IN MY OFFICE. WITNESS MY HAND AND OFFICIAL SEAL THIS 25 DAY OF July, 2019



PAT FRANK
CLERK OF CIRCUIT COURT
BY Florida Cabinet D.C.