

UNOFFICIAL COPY

Doc#. 2018307090 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 07/01/2020 09:01 AM Pg: 1 of 3

Dec ID 20200401653522
ST/CO Stamp 0-961-756-384 ST Tax \$531.00 CO Tax \$265.50

This instrument prepared by:
Segel Law Group, Inc.
1827 Walden Office Square, Suite 450
Schaumburg IL 60173

After Recording Return To:
Asif Usman
4622 Fargo Ave.
Skokie, IL 60076

Mail Tax Statements To: Asif Usman; 4622 Fargo Ave., Skokie, IL 60076

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
10-27-300-026-0000

SPECIAL WARRANTY DEED

NEW YORK MORTGAGE FUNDING, LLC, whose mailing address is **440 S. LaSalle St., 20th Floor, Chicago IL 60605**, hereinafter grantor, for **\$530,900.00 (Five Hundred Thirty Thousand Nine Hundred Dollars and Zero Cents)** in consideration paid grants with covenants of special warranty to **Asif Usman**, hereinafter grantee, whose tax mailing address is **4622 Fargo Ave., Skokie, IL 60076**, the following real property:

LOT 5 IN V.F.W. POST NO. 3854 SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Property Address is: 4622 FARGO AVENUE, Skokie, IL 60076

SWD Page 1 of 3 4622 FARGO AVENUE, Skokie, IL 60076

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Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **20191001622346**

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Executed by the undersigned on 4/9/2020 :

NEW YORK MORTGAGE FUNDING, LLC, by Fay Servicing LLC, As attorney in fact

By: *[Signature]*

Name: DAREN M. PEREZ

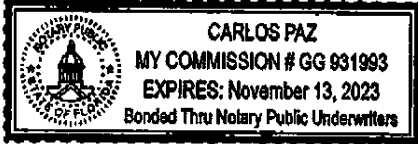
Its: PEO SVP
Neitha E. Whitlock-Selego

Witness: Neitha E. Whitlock-Selego

Witness: *[Signature]*
Jonathan L. Smith

STATE OF FL
COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me on 4/9/2020, by DAREN M. PEREZ its PEO SVP on behalf of **NEW YORK MORTGAGE FUNDING, LLC, by Fay Servicing LLC, as Attorney in Fact**, who has produced Personally Known as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.



[Signature]
Notary Public **CARLOS PAZ**

MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph _____ Section 31-45, Property Tax Code.

Date: _____

Buyer, Seller or Representative

