

# UNOFFICIAL COPY

Doc#: 2024020046 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 08/27/2020 09:57 AM Pg: 1 of 3

Dec ID 20200501688090  
ST/CO Stamp 2-070-529-760 ST Tax \$120.00 CO Tax \$60.00  
City Stamp 0-685-672-160 City Tax: \$1,340.40

2009947 60276

MAIL TO:  
MRP AGENCY PRODUCT  
1 North Dearborn, Suite 1300  
Chicago, IL 60602

AB# 2009947  
10/5

## SPECIAL WARRANTY DEED (CORPORATION TO INDIVIDUAL ILLINOIS)

THIS INDENTURE, made this 11 day of May, 2020, between MTGLQ INVESTORS, L.P., a corporation created and existing under and by virtue of the laws of the State of \_\_\_\_\_ and duly authorized to transact business in the State of ILLINOIS, party of the first part, and Franklin Associates LLC, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

SEE ATTACHED EXHIBIT A

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the 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 hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): 20-32-201-025-0000  
PROPERTY ADDRESS: 7924 South Aberdeen Street, Chicago, IL, 60620

IN WITNESS WHEREOF, said party of the first part has caused by its \_\_\_\_\_, the day and year first above written.

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MTGLQ INVESTORS, L.P., by  
Selene Finance LP, as Attorney in Fact

[Signature]  
By \_\_\_\_\_  
Supervisor  
Its \_\_\_\_\_

STATE OF FL )  
COUNTY OF Duval ) SS.

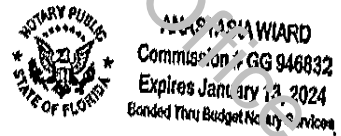
I, Anna Wiard, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Amy Gaffney, personally known to me to be the Supervisor for Selene Finance LP, as Attorney in Fact for MTGLQ INVESTORS, L.P., and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as the \_\_\_\_\_, (s)he signed and delivered the said instrument their free and voluntary act, and as the free and voluntary act and deed for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 11 day of May, 2020

[Signature]  
NOTARY PUBLIC

My commission expires: 01/13/2024

This Instrument was prepared by:  
McCalla Raymer Pierce, LLC  
1 North Dearborn, Suite 1200  
Chicago, IL 60602  
BY: Amanda Griffin



PLEASE SEND SUBSEQUENT TAX BILLS TO:

FRANKLIN ASSO. LLC  
21800 LAURELWOOD E STE 219  
FRANKLIN, IL 60423

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## EXHIBIT A

LOT 35 IN BLOCK 3 IN HANSEN AND RAYMOND'S SUBDIVISION OF BLOCKS 3, 5 AND 6 IN HIGH RIDGE ADDITION TO AUBURN, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known As: 7924 South Aberdeen Street, Chicago, Illinois, 60620

Property of Cook County Clerk's Office