

UNOFFICIAL COPY

Doc#. 2030139467 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/27/2020 03:26 PM Pg: 1 of 3

Dec ID 20200601608338
ST/CO Stamp 0-847-733-216 ST Tax \$217.50 CO Tax \$108.75

Commitment Number# 191156625 *NE*

This instrument prepared by: *284*
Segel Law Group, Inc.
1827 Walden Office Square, Suite 450
Schaumburg IL 60173

After Recording Return To:
Hideout Inner Circle IV LLC
916 N. Ashland #1F
Chicago, IL 60622

Mail Tax Statements To: Hideout Inner Circle IV LLC; 916 N. Ashland #1F, Chicago, IL 60622

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
16-17-107-031-0000

SPECIAL WARRANTY DEED

BANK OF AMERICA, NATIONAL ASSOCIATION, whose mailing address is 100 N. Tyron St., Charlotte, NC 28255, hereinafter grantor, for **\$217,500.00 (Two Hundred Twenty-Three Thousand Dollars and Zero Cents)** in consideration paid, grants with covenants of special warranty to **Hideout Inner Circle IV LLC**, hereinafter grantee, whose tax mailing address is **916 N. Ashland #1F, Chicago, IL 60622**, the following real property:

LOT 27 IN WILSON'S AUSTIN BOULEVARD AND MADISON STREET SUBDIVISION, IN THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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Property Address is: 112 S Austin Blvd., Oak Park, IL 60304

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 any wise 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: **1735429093**

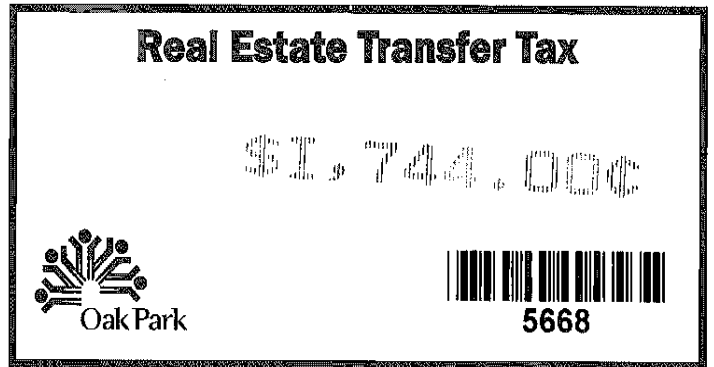
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Executed by the undersigned on July 29, 2020 :

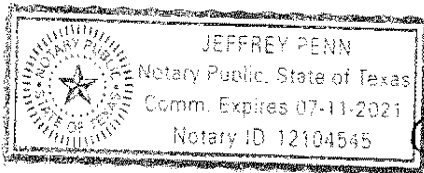
BANK OF AMERICA, NATIONAL ASSOCIATION, BY MORTGAGE ASSETS MANAGEMENT, LLC AS ATTORNEY IN FACT

Date: 7/29/2020
Signature: [Signature]
Full Legal Name: Linda Yeh
Title: Vice-President



STATE OF Texas
COUNTY OF Texas

The foregoing instrument was acknowledged before me on July 29, 2020, by Linda Yeh its ~~Assistant~~ Vice President on behalf of **BANK OF AMERICA, NATIONAL ASSOCIATION, BY MORTGAGE ASSETS MANAGEMENT, LLC AS ATTORNEY IN FACT** who has produced DRIVERS LICENSE 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

MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph N/A Section 31-45, Property Tax Code.

Date: _____

Buyer, Seller or Representative