

# UNOFFICIAL COPY



Doc# 2034519115 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/10/2020 01:21 PM PG: 1 OF 4

## WARRANTY DEED ILLINOIS STATUTORY

**THE GRANTOR**, Holy Covenant Church of God in Christ also referred to as Holy Covenant Church of God and Christ, an Illinois Not-For-Profit Corporation, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, **CONVEYS AND WARRANTS** to McNamara Builders, Inc., an Illinois corporation, of the City of Chicago, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

**SUBJECT TO:** covenants, conditions and restrictions of record, public and utility easements and roads and highways hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number: 17-20-112-013-0000  
17-20-112-012-0000  
17-20-112-011-0000  
17-20-112-010-0000  
17-20-112-009-0000  
17-20-112-039-0000

Address of Real Estate: 1517-1533 W. Hastings St.  
Chicago, IL 60608

Dated this 17 day of December, 2019.

\*Deed exempt under paragraph

B

S Y  
P Y  
G I  
M N  
SC Y  
Z N  
INT N

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Holy Covenant Church of God in Christ, an Illinois Not-For-Profit Corporation

Gwendolyn Ferguson  
Gwendolyn Anderson Ferguson, President

Beverly Anderson  
Beverly Anderson, Secretary

Krystal Ferguson  
Krystal Ferguson, Treasurer

STATE OF ILLINOIS )  
 )ss.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **CERTIFY THAT** Gwendolyn Ferguson, Beverly Anderson, and Krystal Ferguson 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 they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 17<sup>th</sup> day of December, 2019.



Egle Visqintas  
Notary Public

My commission expires on February 8, 2023.

**Prepared By:**  
**Christopher B. Titcomb, Esq.**  
134 N LaSalle St Suite 1720  
Chicago, Illinois 60602

REAL ESTATE TRANSFER TAX		28-Oct-2020
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
17-20-112-013-0000   20201001642886   1-420-022-752		

**Name & Address of Taxpayer:**

Mary Doherty  
7826 W 103rd  
Palos Hills, IL 60465  
Mary Doherty  
7826 W 103rd  
Palos Hills IL 60465

**Mail To:**

REAL ESTATE TRANSFER TAX		28-Oct-2020
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
17-20-112-013-0000   20201001642886   1-145-254-880		

\* Total does not include any applicable penalty or interest due.

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File No : 19654951-LOO

## EXHIBIT A

The land is situated in the County of Cook, State of Illinois, as follows:

PARCEL 1:

LOTS 57 AND 58 IN BLOCK 5 IN SAMPSON AND GREENE'S ADDITION TO CHICAGO IN NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOT 59 IN BLOCK 5 IN SAMPSON AND GREENE'S ADDITION TO CHICAGO IN NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

LOTS 60, 61, 62, 63, 64 AND LOT 65 (EXCEPT THE WEST 4 FEET OF LOT 65) IN BLOCK 5 IN SAMPSON AND GREENE'S ADDITION TO CHICAGO IN NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known As: 1517-1533 W. Hastings St., Chicago, IL 60608 IL

Parcel Identification Number: 17-20-112-013-0000 and 17-20-112-012-0000

**ATA NATIONAL TITLE GROUP, LLC**  
120 S. LaSalle Street, Suite 1240  
Chicago, IL 60603  
Ph:(312) 234-0915 Fax:(312) 234-0917

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## 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: 5 | 13 | 2020

SIGNATURE: \_\_\_\_\_  
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:

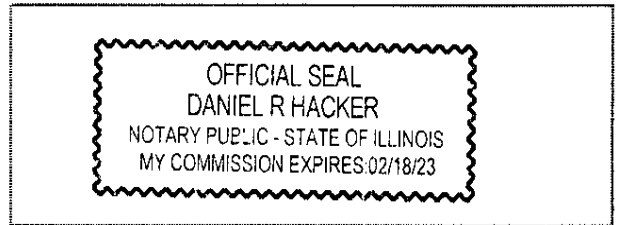
Daniel R. Hacker

By the said (Name of <sup>Agent</sup> Grantor): Brendan McNicholas

AFFIX NOTARY STAMP BELOW

On this date of: 5 | 13 | 2020

NOTARY SIGNATURE: Daniel R. Hacker



### 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: 5 | 13 | 2020

SIGNATURE: \_\_\_\_\_  
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:

Daniel R. Hacker

By the said (Name of <sup>Agent</sup> Grantee): Brendan McNicholas

AFFIX NOTARY STAMP BELOW

On this date of: 5 | 13 | 2020

NOTARY SIGNATURE: Daniel R. Hacker



### 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)**)