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Doc#. 2106307009 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 03/04/2021 07:10 AM Pg: 1 of 3

Dec ID 20210201639980

ST/CO Stamp 0-365-409-296 ST Tax \$5.00 CO Tax \$2.50

City Stamp 2-034-463-760 City Tax: \$52.50

Recording Cover Page
Fidelity National Title
Special Warranty Deed
SC20036812

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SPECIAL WARRANTY DEED

(Illinois)

THIS AGREEMENT, made this day of September, 2020, between SouthSide, LLC, party of the first part, and Mayra Helen Diaz-Fernandez and Francisco Cruz entity, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$5,000 Dollars in hand paid by the party of the second part, the receipt where of is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to his heirs and assigns, FORE'VES, the following described real estate, situated in the Councy of Cook and State of Illinois known and described as follows, to wit:

Rights of Survivership

LOT 41 IN BLOCK 8 IN ASHLAND, A SUBD? HSION OF THE NORTH 3/4 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHI? 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THE NORTH 33 FEET OF THE SOUTH 1/4 THEREOF, IN COOK COUNTY, ILLINOIS.

PIN: 20-18-215-007-0000

Commonly known as: 5617 S. Marshfield, Chicago, IL 60636

FIDELITY NATIONAL TITLE

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 is law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or in claim and same, by, through, or under it, it WILL WARRANT AND DEFEND, subject to the permitted exceptions on the attached Exhibit A.

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IN WITNESS WHEREOF, said party of to presents the day and year first above with	the first part has caused its name to be signed to these ritten.
	SouthSide, LLC, an Oregon limited liability company By. Dale Bernards Its: Member
STATE OF OREGON) COUNTY OF MULTNOMAH)	OFFICIAL STAMP TESLA THOMPSON NOTARY PUBLIC - OREGON COMMISSION NO. 993646 MY COMMISSION EXPIRES NOVEMBER 5, 2023
in the State aforesaid, DO HERE BY DE personally known to me to be the same instrument, appeared before me this day	person whose name is subscribed to the foregoing y in person, and acknowledged that he/she signed, not as free and voluntary act, for the uses and purposes nd w liver of the right of homestead.
Given under my hand and official seal, t	
Commission expires <u>NWember5</u> .	20 23 NOTARY PUBLIC
GRANTEE'S ADDRESS &	4
MAIL TO: a tay PSIII to	O _E
Mayra H. Diaz-Fe 1648 W Garfield	rnandez E
1648 W Garfield	Blvd
(NAN 11 LANGOS	REAL ESTATE TRANSFER TAX 12-Feb-2021
	CHICAGO: 37.50 CTA: 15.00 TOTAL: 52.50
Prepared by: Dale Bernards	20-18-215-007-0000 20210201639980 2-034-463-760
P.O. BOX 25427	* Total does not include any applicable penalty or interest due.
WANNO NO 9729 REALE	STATE TRANSFER TAX 12-Feb-2021
	COUNTY: 2.50 ILLINOIS: 5.00
- 20	TOTAL: 7.50