

UNOFFICIAL COPY

Doc# 2112010023 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/30/2021 10:06 AM Pg: 1 of 2

Dec ID 20210401603447
ST/CO Stamp 1-340-628-496 ST Tax \$84.00 CO Tax \$42.00

SPECIAL WARRANTY DEED

Completed By: Ginali Associates, P.C.
947 N. Plum Grove Road, Schaumburg, IL 60173

CT 410174905NR
1081 AD

THIS INDENTURE made on the 07th day of APRIL, 2021, by and between **J.P. Morgan Mortgage Acquisition Corp.** hereinafter referred to as Grantor, and duly authorized to transact business in the State of Illinois, party of the first part, and **Luxe Legacy LLC**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration 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, ALIENATE AND CONVEY unto the party of the second part, **Luxe Legacy LLC**, and its heirs and assigns, FOREVER, all the following described real estate, situated in the County of **Cook**, State of Illinois known and described as follows, to wit:

LOT 5 IN BLOCK 26 IN VILLAGE OF PARK FOREST FIRST ADDITION TO WESTWOOD, BEING A SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF SECTION 26, LYING SOUTH OF THE COMMONWEALTH EDISON COMPANY RIGHT OF WAY (PUBLIC SERVICE COMPANY OF NORTHERN ILLINOIS) AND THE SOUTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 26, LYING SOUTH OF THE ELGIN, JOLIET AND EASTERN RAILROAD RIGHT OF WAY, ALL IN TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OF SAID SUBDIVISION RECORDED JULY 1, 1955, AS DOCUMENT NO 16288372, IN COOK COUNTY, ILLINOIS.

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 in 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, **Luxe Legacy LLC**, and its 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 **Luxe Legacy LLC**, and its 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 to claim the same, by, through or under it, it WILL WARRANT AND DEFEND as to matters of title.

Permanent Real Estate Numbers: **31-25-305-015-0000**

Address of the Real Estate: **197 Westwood Drive, Park Forest, IL 60466**

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Authorized Agent, the day and year first above written.

J.P. Morgan Mortgage Acquisition Corp.



By: Alexander Peters, Assistant Vice President

7601743013

By **Rushmore Loan Management Services, LLC, Its appointed Attorney in Fact**

Property of Cook County Clerk's Office

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Luxe Legacy LLC
328 Forest Blvd
Park Forest, IL 60466

Luxe Legacy LLC
328 Forest Blvd
Park Forest, IL 60466

STATE OF TEXAS

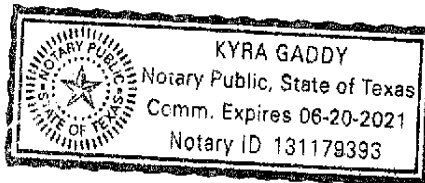
DALLAS COUNTY

On this date, before me personally appeared Alexander Peters, acknowledged that she/he executed the same as her/his free act and deed

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of TEXAS aforesaid, this 07th day of APRIL, 2021.

Kyra Gaddy
Notary Public

My term Expires: _____



2021 APR 07 11:20 AM CST