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Doc#: 2222341066 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/11/2022 11:21 AM Pg: 1 of 5

Dec ID 20220801699708
ST/CO Stamp 1-419-780-688 ST Tax \$112.00 CO Tax \$56.00

Property of Cook County
(CT) 22NW7147971NR
1857 AD

This Document Prepared By:

Ginali Associates PC
947 N. Plum Grove Road
Schaumburg, IL 60173

After Recording Return To:

Freedom Homes LLC
2884 N 4450 th Rd
Sandwich, IL 60548

SPECIAL WARRANTY DEED

THIS INDENTURE made this 19 day of July, 2022, between **U.S. Bank National Association**, whose mailing address is **9380 Excelsior Blvd, Hopkins, MN 55343** hereinafter ("Grantor"), and **Freedom Homes LLC**, whose mailing address is **2884 N 4450th Rd, Sandwich, IL 60548** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of **Ten Dollars and 00/100 (\$10.00)**, and other good and valuable consideration, the receipt of which is hereby acknowledged, does CONVEY, GRANT, BARGAIN AND SELL unto the Grantees, and to their heirs and assigns, FOREVER, the real property situated in the County of **Cook** and State of Illinois and more particularly described on Exhibit A and known as **8818 S CORCORAN RD, HOMETOWN, IL 60456**.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, 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, subject to all matters set forth on Exhibit B.

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Grantor 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 Grantor acquired title.

This conveyance is made subject to all matters set forth on Exhibit B.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise 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.

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Executed by the undersigned on July 19, 2022 :

GRANTOR:
U.S. Bank National Association

By: Michael W. Rock
Name: Michael W. Rock
Title: Officer

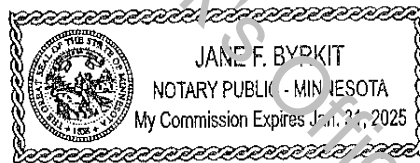
STATE OF Minnesota
COUNTY OF Hennepin

The foregoing instrument was acknowledged before me on July 19, 2022 by Michael W. Rock its Officer on behalf of U.S. Bank National Association, who is known to me or has produced N/A 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.

Given under my hand and official seal, this 19 day of July, 2022.

Commission expires 01/31, 2025
Notary Public

[Signature]
Notary



SEND SUBSEQUENT TAX BILLS TO:

Freedom Homes LLC
2884 N 4450th Rd
Sandwich, IL 60548

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Exhibit A
Legal Description

LOT 496 IN J.E. MERRION AND CO.'S HOMETOWN UNIT NO. 2, A SUBDIVISION OF THAT PART OF THE NORTHEAST 1/4 OF SECTION 3, LYING NORTH OF THE RIGHT-OF-WAY OF THE WABASH RAILROAD AND THAT PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 3, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: **24-03-215-055-0000**

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Exhibit B

Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist).
5. All roads and legal highways;
6. Rights of parties in possession (if any); and
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.

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