

UNOFFICIAL COPY

20-23-1-00-5240  
ILLINOIS



Doc# 2306834017 Fee \$81.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/09/2023 11:39 AM PG: 1 OF 4

This indenture, made on this 24th day of January, 2023 between the Secretary of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veterans Affairs, Washington, DC, hereinafter called Grantor, and

CHARLES E. STARR and MARCELL HOWARD (Joint Tenancy),

of the \_\_\_\_\_ in the county of COOK, and State of ILLINOIS, hereinafter called Grantee(s).

WITNESSETH, That the said Grantor, for and in consideration of the sum of ten dollars (\$10.00) and other valuable consideration

the receipt, whereof is hereby acknowledged, by these presents does REMISE, ALIEN, AND CONVEY unto the said Grantee(s) and the heirs or successors and assigns of Grantee(s) all the following-described property in the County of COOK, Illinois, to wit:

Lot 23 in Beverly Homes being a Resubdivision of part of Beverly Ridge Subdivision in Section 12, Township 37 North, Range 13, East of the Third Principal Meridian in, Cook County, Illinois.

Commonly known as: 10118 S Maplewood, Chicago, Illinois 60643.

PIN 24-12-424-018-0000

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 said Grantor, either in law or equity of, in and to the above-described premises, with the hereditaments and appurtenances; TO HAVE AND TO HOLD said property unto said Grantee(s) and the heirs or successors and assigns of Grantee(s), forever. Grantor covenants to and with Grantee(s) and the heirs or successors and assigns of Grantee(s) that Grantor has not done, nor 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 Grantor, Grantor WILL WARRANT AND FOREVER DEFEND.

This conveyance is made subject to all unpaid taxes and assessments; covenants, conditions, exceptions, reservations, restrictions, and easements of record; and any state of facts which an accurate survey would show.

IN WITNESS WHEREOF, Grantor, on the day and year first above written, has caused this instrument to be signed and sealed in his/her name and on his/her behalf by the undersigned employee, being thereunto duly appointed, qualified and acting pursuant to title 38, United States Code, sections 512 and 3720, and title 38, Code of Federal Regulations, sections 36.4345, and 36.4520, as amended, and who is authorized to execute this agreement.

Secretary of Veterans Affairs

\*By [Signature] (Seal)  
Anna Motzko, Loan Administration Officer, on behalf of the Secretary Affairs, an Officer of the United States, pursuant to the delegation of authority at 38 CFR 36.4345 but subject to the limitations of 38 CFR.4323.

Exempt under paragraph (B), Section 4, Illinois Real Estate Transfer Act.

Dated

TIMOTHY MORGAN  
Attorney for VA

REAL ESTATE TRANSFER TAX

28-Feb-2023



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

24-12-424-018-0000 | 20230101643783 | 0-359-120-720

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

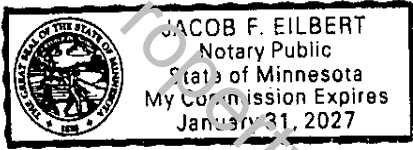
# UNOFFICIAL COPY

STATE OF MINNESOTA }  
COUNTY OF HENNEPIN } SS:

I, the undersigned, a Notary Public in and for said City/County in the State aforesaid, DO HEREBY CERTIFY THAT ANNA MOTZKO, personally known to me to be an employee of the Department of Veterans Affairs, an agency of the United States Government, and to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed and delivered

said instrument as his/her free and voluntary act and as the free and voluntary act and deed of the Secretary of Veterans Affairs, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 26th day of January, 2023.



*Jacob F. Eilbert*

JACOB F EILBERT

HENNEPIN COUNTY, MN  
*Notary Public in and for said County and State*

Note: Print, typewrite, or stamp names of persons executing this instrument; and also name of notary public immediately underneath such signatures.

This instrument was prepared by TIMOTHY MORGAN, Attorney  
VA Regional Office, 2122 W. Taylor, Chicago, Illinois 60612.

SPECIAL WARRANTY DEED

SECRETARY OF VETERANS AFFAIRS



TO

When recorded mail to:

*Thomas Scowell*  
*3105 W 95th Park*  
*EVANS REAR*  
*60805*

# UNOFFICIAL COPY

Property of Cook County Clerk's Office


REAL ESTATE TRANSFER TAX		09-Mar-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
24-12-424-018-0000   20230101643783		0-335-388-880

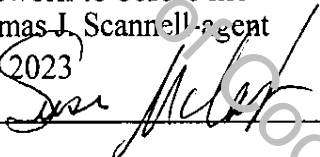
# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed or assignment of beneficial interest 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 title to real estate under the Laws of the State of Illinois.

Dated: February 28, 2023

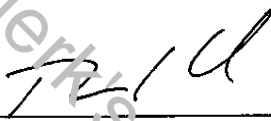
Signature:   
Grantor or Agent

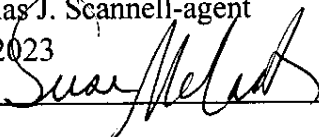
Subscribed and sworn to before me  
By the said Thomas J. Scannell-agent  
On February 28, 2023  
Notary Public 



The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest 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 title to real estate under the Laws of the State of Illinois.

Date: February 28, 2023

Signature:   
Grantee or Agent

Subscribed and sworn to before me  
By the said Thomas J. Scannell-agent  
On February 28, 2023  
Notary Public 



**Note:** 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 Section 4 of the Illinois Real Estate Transfer Tax Act.)