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Karen A. Yarbrough
Cook County Clerk
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Dec ID 20230801694854
ST/CO Stamp 1-473-657-296 ST Tax \$30.00 CO Tax \$15.00
City Stamp 0-399-915-472 City Tax: \$315.00

FIRST AMERICAN TITLE
FILE # AF10316406 1/1

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, is made and executed as of this 4th day of August, 2023 by **WESTSIDE HEALTH AUTHORITY**, an Illinois Not-for-Profit Corporation organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business, ("Grantor"), to **CHICAGO TITLE LAND TRUST COMPANY, TRUST AGREEMENT, DATED JULY 13, 2023 AND KNOWN AS TRUST NUMBER 8002392217**, "Grantee(s)."

WITNESSETH:

THAT Grantor, for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other valuable consideration, the receipt and adequacy of which is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto Grantee, certain real property located in Cook County, Illinois ("Property") which is more particularly described on Exhibit A attached hereto and by this reference made a part hereof.

SUBJECT TO: Covenants, conditions and use or occupancy restrictions of record; building lines, ordinances, public and utility easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; party wall right and agreements, if any; limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if any; and general real estate taxes not due and payable at the time of Closing.

GRANTOR releases and waives all rights in said real estate that it may have under the homestead exemption laws of Illinois.

PERMANENT REAL ESTATE INDEX NUMBER(S): 25-29-104-010-0000
PROPERTY ADDRESS: 1435 120th St, Chicago, IL 60643

[SIGNATURES APPEAR ON FOLLOWING PAGE]

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[Signature Page to Special Warranty Deed]

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed the day and year first above written.

GRANTOR:

WESTSIDE HEALTH AUTHORITY
An Illinois Not-for-Profit Corporation



By: MORRIS REED


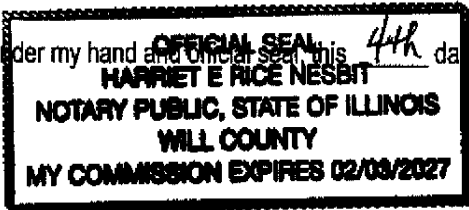
Its: President

STATE OF ILLINOIS

COUNTY OF COOK

I, MORRIS REED a notary public in and for said jurisdiction aforesaid, do hereby certify that MORRIS REED personally known to me to be President + CEO of Westside Health Authority ("Grantor"), and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Voluntarily signed and delivered the said instrument as free and voluntary act, and as the free and voluntary act of the sole member and the company, for the uses and purposes therein set forth.

Given under my hand and official seal this 4th day of August, 2023.


NOTARY PUBLIC

My Commission expires 2/3/2027

MAIL DEED TO:
CHICAGO TITLE Co Sandra FORD
1435 120th St.
CHICAGO IL 60643

MAIL TAX BILLS TO:
CHICAGO TITLE Co Sandra FORD
1435 120th St.
CHICAGO IL 60643

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EXHIBIT A - LEGAL DESCRIPTION

LOT 1 IN BLOCK 7 IN WILLIAM R. KERR'S SUBDIVISION OF THE NORTH HALF OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office