



Doc#: 0832929073 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/24/2008 03:29 PM Pg: 1 of 5

After Recording, Please Return To:

Omni National Bank
Six Concourse Parkway
Suite 2300
Atlanta, GA 30328

Cross-Reference:
Doc# 0717026268
Cook County, Illinois Records

STATE OF ILLINOIS
COUNTY OF COOK

Deed in Lieu of Foreclosure with Reservation of Loan Deed

THIS INDENTURE, Made the 20th day of November in the year 2008, between Derek Knorr address of 17445 S. Honora Dr.; Plainfield, IL. 60586, as party or parties of the first part, hereinafter called Grantor, and Omni National Bank address of Six Concourse Parkway, Suite 2300; Atlanta, GA. 30328 party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH: That Grantor for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION, in hand paid at and before the sealing and delivery of these presents, the receipts whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell alien, convey and confirm unto the said Grantee,

ALL THAT TRACT OR PARCEL OF LAND DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF WITH AN ADDRESS KNOWN AS 7706 W. Gregory Street; Chicago, IL. 60656.

IT IS EXPRESSLY *agreed to and is the express intention of the parties hereto*, that there shall be no merger of estates under the terms of this instrument and the interests held by Omni National Bank, a National Banking Association, as holder under that certain Mortgage from Derek Knorr to Omni National Bank, dated June 12, 2007, and recorded June 19, 2007 Office of the Cook County Recorder of Deeds, Cook County, Illinois as Doc# 0717026268.

WJK Initials

UNOFFICIAL COPY

Omni National Bank
Six Concourse Parkway
Suite 2300
Atlanta, GA 30328

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Signed, sealed and delivered
in presence of:

Byron Williams

Witness:

Derek Knorr

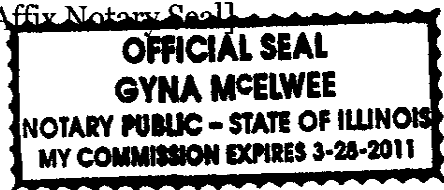
By: Derek Knorr

Gyna McElwee

Notary

My Commission Expires: 3-28-2011

[Affix Notary Seal]



UNOFFICIAL COPY


Omni National Bank
Six Concourse Parkway
Suite 2300
Atlanta, GA 30328

GRANTOR DECLARES that this conveyance is freely and fairly made, and that there are no agreements, oral or written, or other than this Deed between Grantor and Grantee, with respect to said land.

THIS CONVEYANCE is made subject to all zoning ordinances, easements and restrictions of record affecting said described property.

TO HAVE AND TO HOLD the said described property located at 7706 W. Gregory Street; Chicago, IL. 60656, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantee forever in FEE SIMPLE.

AND THE SAID Grantor will warrant and forever defend the right and title to the said described property unto the said Grantee against the claims of all persons whomsoever.

 Initials

UNOFFICIAL COPY

Omni National Bank
Six Concourse Parkway
Suite 2300
Atlanta, GA 30328
RE: PROPERTY ADDRESS 7706 W. Gregory Street; Chicago, IL. 60656

EXHIBIT "A"

LOT TWENTY-THREE (23) IN BLOCK FIVE (5) IN KINSEY'S HIGGINS ROAD
SUBDIVISION OF PART OF SECTION 1 AND 12, TOWNSHIP 40 NORTH, RANGE 12,
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN # 12-12-102-030-0000

 Initials

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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 November 20th, 2008

Signature _____

Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME
BY THE SAID _____
THIS 20th DAY OF November
2008.



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 and hold title to real estate under the laws of the State of Illinois.

Date November 20th, 2008

Signature _____

Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME
BY THE SAID _____
THIS 20th DAY OF November
2008.



NOTARY PUBLIC _____

Note: Any person who knowingly submits a false statement concerning the identify 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.]