UNOFFICIAL CORMINATION OF THE PROPERTY OF THE

Prepared By:

Leila H. Hansen, Esq. 9041 S. Pecos Road #3900 Henderson, NV 89074 Phone: 702-736-6400

After Recording Mail To:

FreshStart Realty and **Development Corporation** 2851 West Diversey Avenue Chicago, Illinois 60647

Mail Tax Statement To:

FreshStart Realty and Development Corporation 2851 West Diverse, Avenue Chicago, Illinois 6Co47

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Doc#: 1026515073 Fee: \$44.00

Eugene "Gene" Moore RHSP Fee:\$10.00

Date: 09/22/2010 01:41 PM Pg: 1 of 5

Cook County Recorder of Deeds

Order #: 6154311

Reference #: 105974836

The Grantor(s) Citimortgage, Irc., by assignment, for ONE AND NO/100 DOLLAR (\$1.00), in hand paid, convey(s) and quit claim(s) to Freso Start Realty and Development Corporation, whose address is 2851 West Diversey Avenue, Chicago, Illinois 60647, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

Site Address: 105 West 112th Place, Chicago, Illinois of 628

Permanent Index Number: 25-21-214-015-0000

Prior Recorded Doc. Ref.: Deed: Recorded: September 30, 2009; Doc. No. 0927312022

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; However, subject to any Restrictions, Conditions, Covenance, Rights of Way, and Easements now of record; To have and to hold said premises forever.

When the context requires, singular nouns and pronouns, include the plural.

FIRST AMERICAN ELS QUIT CLAIM DEED

42596050

FRESHSTPRT REALTY

Exemption Codes:

(ounty Code: 74-10665)

State Code: ILCS 200/314566)

WHEN RECORDED, RETURN TO: FIRST AMERICAN LENDERS ADVANTAGE 1100 SUPERIOR AVENUE, SUITE 200 CLEVELAND, OHIO 44114 NATIONAL RECORDING - TEAM 1 Accommodation Recording Per Client Request

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Dated this 10 day of 5	2013.				
Citimortgage, Inc., by assignment	•				
	Authorized Signer of National Default REO Services, a Delaware Limited				
BY:	Liability Company dba First American				
Printed Name & Title:	Asset Closing Services ("FAACS"), as Attorney in fact and/or Agent				
<u>ACKNOWLEDGMENT</u>					
STATE OF CALIFORNIA SS					
COUNTY OF					
The foregoing instrument was ecknowledged before me by	e this 10 day of SEPTEMBER, 2010,				
of Citimortgage, Inc., by assignment, a	Corporation, on behalf of the				
corporation.					
NOTARY STAMP/SEAL					
	NOTARY-PUBLIC				
MICHAEL CHARLES Commission # 1801340 Notary Public - California	MICIAAL CHARLES PRINTED NAME OF NOTARY				
Orange County My Comm. Expires Jun 13, 2012	MY Commission Expires: 6.13.12				
	ATTI TRANSFER TAX STAMP OR				
	"Exempt under provisions of Paragraph"				
	Section 31-45; Real Estate Transfer Tax Act				
	Prison Salla a Parmacantativa				
	Date Buyer, Seller or Representative				

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EXHIBIT "A" LEGAL DESCRIPTION

LOT 1 (EXCEPT THE EAST 25 FEET THEREOF) AND LOT 2 IN BLOCK 4 IN VADER SYDE AND BARTLETT'S ADDITION TO PULLMAN, BEING A SUBDIVISION OF BLOCKS 1, 2, 3, 4 AND 5 IN THE SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 21, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE EAST 775.5 FEET EXC. ANA RA.

OF COUNTY CIEPLES

OFFICE THEREOF AND EXCEPT THE RIGHT OF WAY OF THE CHICAGO AND WESTERN INDIANA RAILROAD) IN COOK COUNTY, ILLINOIS.

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<u>AFFIDAVIT – PLAT ACT</u>

RECORDER OF COOK COUNTY

STATE OF	ALIFORNIA)
	ORANGE))

Citimortgage, Inc., by assignment, being duly sworn on oath, states that he/she resides at 1111 Northpoint Drive, Coppell, Texas 75019 that the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

- 1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land
- 2. The division or subdivision of the land is into parcels or tracts of five acres or more of size, which does not involve any new streets, or easewants of access.
- 3. The division is of lots of lots of less than one acre in any recorded subdivision, which does not involve any new streets or easements of access
- 4. The sale or exchange of land is be ween owners of adjoining and contiguous land.
- 5. The conveyance is of parcels of land or inverests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
- 6. The conveyance is of land owned by a railroad or other public utility, which does not involve any new streets or easements of access.
- 7. The conveyance is of land for highway or other public purceses or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
- 8. The conveyance is made to correct descriptions in prior conveyances.
- 9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new screets or easements of access.
- 10. The sale is of a single lot of less than five acres from a larger tract, the dintersions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place sinc. October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

CIRCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.

Affiant further states that he/she makes this affidavit for the purpose of inducing the Recorder of Diecs of Cook County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

Citimortgage, Inc., by assignment

SUBSCRIBED AND SWORN to before me this Oday of SCHER 2010, Citimortgage, Inc., by assignment.

Notary Public

My commission expires: 6.13.12

MICHAEL CHARLES
Commission # 1801340
Notary Public - California
Orange County

My Comm. Expires Jun 13, 2012

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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.

DatedS - 1 =	, 20 <u>\</u> `>	Signature:	
000			Citimortgage, Inc., by assignment
Subscribed and sworn to befor	e me	ممور	AND LINE OF THE PARTY OF THE PA
by the said. Citimortgage, Ir.c.,	by assignmen	nt,	MICHAEL CHARLES Commission # 1801340
this 10 day of Server!	<u>20 1⊃.</u>		Notary Public - California
22	0.0	¥ (1)	Orange County
Notary Public		1	My Comm. Expires Jun 13, 2012
1101111		· · ·	
	0		
)/	A A A A A A A A A A A A A A A A A A A
The GRANTEE or his agent at	firms that, to	the best of h	nis knowledge, the name of the GRANTEE
shown on the deed or assignm	ent of benefic	ial interest in	a land trust is either a natural person, an
Illinois corporation or foreign of	corporation av	tho ized to do	o business or acquire and hold title to real
estate in Illinois, a partnership	p authorized t	to do business	s or acquire and hold title to real estate in
Illinois, or other entity recogni	zed as a pers	on and author	rized to do business or acquire title to real
estate under the laws of the St	ate of Illinois.		A D
Λ L_{AD}	10		San Ch. // Chu
Dated August 27	<u>,</u> , 20 <u>10</u> .	Signature:	
' 0'			Freshstart Realty and Development
			Corporation C
			<i>-</i> / <i>-</i> / <i>-</i> /
Subscribed and sworn to before	re me		COMMENT
by the said, FreshStart Realty	and Developm	nent Corporat	ion,
this 27 day of Quant	<u>.</u> , 20 <u>10</u> .		MOTARY PACAD SCATE OF ILLINOIS
_ 0			MACCOMMISSION CONSESSION NA
Notary Public: Postiling	Lastr	2	mmmeramme
			CV

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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)