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NW7104776 ELS 1032



12237120320

Doc#: 1223712032 Fee: \$48.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/24/2012 09:19 AM Pg: 1 of 6

SPECIAL COMMISSIONER'S DEED

THE GRANTOR, The Judicial Sales Corporation, an Illinois Corporation, pursuant to and under the authority conferred by the provisions of an Order Appointing Special Commissioner and a Judgment entered by the United States District Court, for the Northern District of Illinois, Eastern Division on April 12, 2011, in Case No. 1 : 10 CV 6271, entitled HSBC BANK USA, NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN

TRUST 2006-4 vs. ARTURO GARCIA, et al, and pursuant to which the premises hereinafter described were sold at public sale pursuant to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on October 14, 2011, does hereby grant, transfer, and convey to **HSBC BANK USA, NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN TRUST 2006-4** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

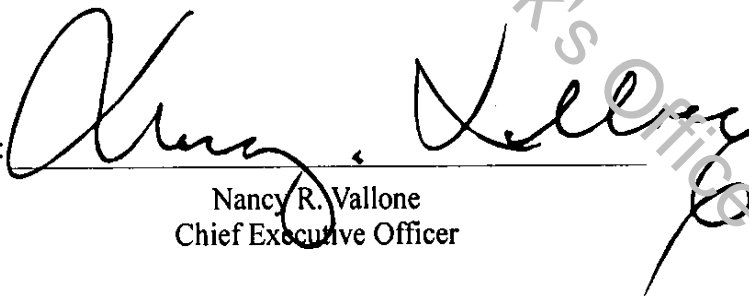
LOT 20 AND THE NORTH 9 FEET OF LOT 21 IN BLOCK 5 IN HOSMER AND MACKEY'S SUBDIVISION OF BLOCK 1 TO 6 AND 12 TO 16 IN FREER'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 1523 NORTH HARDING AVENUE, Chicago, IL 60651

Property Index No. 16-02-101-037-0000

Grantor has caused its name to be signed to those present by its Chief Executive Officer on this 19th day of December, 2011.

The Judicial Sales Corporation

By: 
Nancy R. Vallone
Chief Executive Officer

Grantee Address:
HSBC Bank USA, National Association
c/o Ocwen Loan Servicing, LLC
1661 Worthington Road, Suite 100
West Palm Beach, FL 33409
5224

BOOK 333-CP

S Y
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S N
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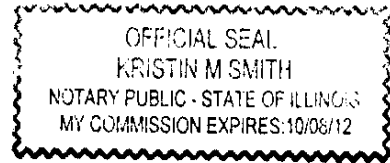
Judicial Sale Deed

State of IL, County of COOK ss, I, Kristin M Smith, a Notary Public, in and for the County and State aforesaid, do hereby certify that Nancy R. Valloné, personally known to me to be the Chief Executive Officer of The Judicial Sales Corporation, and Special Commissioner appointed herein, appeared before me this day in person and acknowledged that he/she signed and delivered the said Deed as his/her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and seal on this

19th day of December, 2011

Kristin M. Smith
Notary Public



This Deed was prepared by August R. Butera, The Judicial Sales Corporation, One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650.

Exempt under provision of Paragraph "L" Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

12/19/11 *[Signature]*
Date Buyer, Seller or Representative

Grantor's Name and Address:
THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor
Chicago, Illinois 60606-4650
(312)236-SALE

REAL ESTATE TRANSFER		07/23/2012
COOK		\$0.00
ILLINOIS:		\$0.00
TOTAL:		\$0.00

16-02-101-037-0000 | 20120701604517 | QEK4KG

Grantee's Name and Address and mail tax bills to:
HSBC BANK USA, NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN TRUST 2006-4

Contact Name and Address:

Contact: Ocwen Loan Servicing, LLC
Address: 1161 Worthington Rd., Suite 100
West Palm Beach, FL 33409
Telephone: (561) 682-8000

Mail To:

BURKE COSTANZA & CARBERRY LLP
9191 BROADWAY
Merrillville, IN, 46410
(219) 769-1313
Att. No.
File No. 14374.5224

REAL ESTATE TRANSFER		07/23/2012
CHICAGO:		\$0.00
CTA:		\$0.00
TOTAL:		\$0.00

16-02-101-037-0000 | 20120701604517 | XCGCSJ

No City/Village Municipal Exempt Stamp or Fee required
per the attached Certificate/Court Order marked Exhibit "A".

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STATEMENT OF GRANTOR/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 Dec 19, 2011. Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Richard W. Crystleton this 19th day of December, 2011.

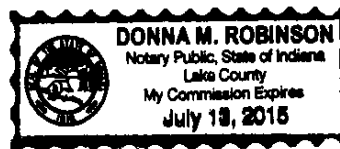


Notary Public Donna M. Robinson

The grantee 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 Dec 19, 2011. Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before Me by the said Phillip A. Pluister This 19th day of December, 2011.



Notary Public Donna M. Robinson

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 to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.

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**IN THE UNITED STATES DISTRICT COURT
FOR THE NORTHERN DISTRICT OF ILLINOIS
EASTERN DIVISION**

EXHIBIT "A"

HSBC Bank USA, National Association, as
Indenture Trustee for the registered Noteholders of
Renaissance Home Equity Loan Trust 2006-4

CASE NUMBER: 1:10-cv-6271

PLAINTIFF

VS.

DISTRICT JUDGE: Gary Feinerman

Arturo Garcia, Jazari Garcia

MAGISTRATE JUDGE: Nan R. Nolan

DEFENDANT(S).

ORDER

THIS CAUSE comes to be heard on Plaintiff's motion for the entry of an Order Approving the Report of Sale and Distribution, confirming the sale of the premises, which are the subject of the matter captioned above and described as:

LOT 20 AND THE NORTH 9 FEET OF LOT 21 IN BLOCK 5 IN HOSMER AND MACKEY'S SUBDIVISION OF BLOCK 1 TO 6 AND 12 TO 16 IN FREER'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS..

Commonly known as 1523 N. Harding Ave., Chicago, IL 60651
Property Index No. 16-02-101-037-0000

Due notice of said motion having been given, the Court having examined said report and being fully advised in the premises, FINDS:

That personal service was had against the Borrower Defendant, Arturo Garcia;

That the real property that is the subject matter of the instant proceeding is a single family residence;

That all notices required by 735 ILCS 5/15-1507(c) were given;

That said sale was fairly and properly made;

That Judicial Sales Corporation, hereinafter "Special Commissioner," has in every respect proceeded in accordance with the terms of this Court's Judgment; and

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That justice was done.

IT IS THEREFORE ORDERED:

That the sale of the premises involved herein and the Report of Sale and Distribution filed by the Special Commissioner are hereby approved, ratified, and confirmed;

That the proceeds of the sale be distributed in accordance with the Report of Sale and Distribution;

That the Mortgagee's fees and costs arising between the entry of the Judgment of Foreclosure and Sale and the date of sale are approved;

That Plaintiff is granted a deficiency judgment in the amount of \$321,659.99 against Defendant, Arturo Garcia ONLY pursuant to 735 ILCS 5/15-1508(e) and 735 ILCS 5/15-1511;

735 ILCS 5/9-117 is not applicable to this order entered pursuant to Article 15 (IMFL).

That upon request by the successful bidder, including any insurers, investors, and agents of Plaintiff and provided that all required payments have been made pursuant to 735 ILCS 5/15-1509, the Special Commissioner shall execute and deliver to the successful bidder a deed sufficient to convey title.

Municipality or County may contact the below with concerns about the real property:

HSBC Bank USA, National Association, as Indenture Trustee for the registered Noteholders of Renaissance Home Equity Loan Trust 2006-4
1661 Worthington Road, Ste. 100
West Palm Beach, FL 33409
877-596-8580

IT IS FURTHER ORDERED:

That upon request by the successful bidder, including any insurers, investors, and agents of Plaintiff is entitled to and shall have possession of the premises as of a date 30 days after entry of this Order, without further Order of Court, as provided in 735 ILCS 5/15-1701;

That the Sheriff of Cook County is directed to evict and dispossess Arturo Garcia and Juana Garcia from the premises commonly known as 1523 N. Harding Ave., Chicago, IL 60651.

The Sheriff cannot evict until 30 days after the entry of this order.

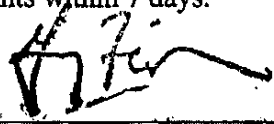
IT IS FURTHER ORDERED that the Deed to be issued hereunder is a transaction that is exempt from all transfer taxes, either state or local, and the County Recorder of Deeds is ordered to permit immediate recordation of the Deed issued hereunder without affixing any transfer stamps.

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A copy of this order shall be sent via regular mail to all defendants within 7 days.

Dated: 11/29/11

Entered: 
Judge

James N. Pappas #6291873
Burke Costanza & Carberry LLP
Attorneys for Plaintiff
225 W. Washington St., Ste. 2200
Chicago, Illinois 60606
(219) 769-1313

Property of Cook County Clerk's Office