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Doc#: 1303922040 Fee: \$46.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/08/2013 10:20 AM Pg: 1 of 5

CT

2013064583 ELG 1881

This Document Prepared By:

Ginali Associates PC
947 N. Plum Grove Road
Schaumburg, IL 60173

After Recording Return To:



41 Revere Drive
South Barrington, Illinois 60010

QUIT CLAIM DEED

THIS INDENTURE made this 14th day of January, 2012, between **NATIONSTAR MORTGAGE, LLC.**, hereinafter ("Grantor"), and **FBSS Investment LLC** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Thirty Thousand Five Hundred Dollars (\$30,500.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, does REMISE, RELEASE, QUIT CLAIM unto the Grantees, and assigns, FOREVER, the real property situated in the County of COOK and State of Illinois and more particularly described on Exhibit A and known as **22525 Arquilla, Richton Park, Illinois 60471**

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its heirs and assigns, that it has not done or 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 it, it WILL WARRANT AND DEFEND, subject to all matters set forth on Exhibit B.

Grantor makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning

REAL ESTATE TRANSFER	02/06/2013
 	COOK \$15.25
	ILLINOIS: \$30.50
	TOTAL: \$45.75

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the condition of the title of the property prior to the date the Grantor acquired title.

This conveyance is made subject to all matters set forth on Exhibit B.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behalf of the Grantee forever.

Property of Cook County Clerk's Office

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Executed by the undersigned on January 14, 2012³:

GRANTOR:
Nationstar Mortgage, LLC

By: _____

Name: Andrew Thomas

Title: Asst Secretary

STATE OF TX)
) SS
COUNTY OF Denton)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Andrew Thomas personally known to me to be the Asst Secretary of Nationstar LLC, 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 _____ signed and delivered the instrument as _____ free and voluntary act, and as the free and voluntary act and deed of said _____, for the uses and purposes therein set forth.

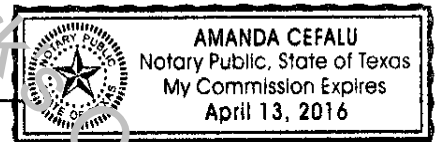
Given under my hand and official seal, this 14 day of January 2012.

Commission expires 4/13, 2016
Notary Public

Amanda C

SEND SUBSEQUENT TAX BILLS TO:

41 Revere Drive, South Barrington, Illinois 60010



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Exhibit A
Legal Description

LOT 158 IN BURNSIDE'S LAKEWOOD MANOR UNIT NO. 5, A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 22525 ARQUILLA DRIVE, RICHTON PARK, IL 60471

Property Index No. 31-33-106-001

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Exhibit B Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);
5. All roads and legal highways;
6. Rights of parties in possession (if any); and
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.