

# UNOFFICIAL COPY



Doc#: 1305210041 Fee: \$44.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/21/2013 09:37 AM Pg: 1 of 4

*Return to:*  
National Title Solutions, Inc.  
424 Fort Hill Dr. Ste 104A  
Naperville, IL 60540

THE ABOVE SPACE FOR RECRODER'S USE ONLY

*200884125*  
This Indenture made this 19<sup>th</sup> day of January, 20123 between First Savings Bank of Hegewisch, Chicago, Illinois (the "Trustee"), as Trustee under the provisions of a Deed or Deeds-in-Trust, duly recorded and delivered to said Trustee in pursuance of a Trust Agreement dated the 9<sup>th</sup> day of August, 2005 and known as Trust Number 205122 and Robert J. Marcione, a single person, and Diana L. Vertucci a single person, not as joint tenants, but as tenants in common, 17817 66<sup>th</sup> Court, Tinley Park, Illinois 60477 (the "Grantees").

Witnesseth, that the Trustee, in consideration of the sum of Ten Dollars and no/100 (\$10.00) and other good and valuable consideration in hand paid, dies hereby grant, sell and convey to Robert J. Marcione, a single person, and Diana L. Vertucci, a single person, not as joint tenants, but as tenants in common, 17817 66<sup>th</sup> Court, Tinley Park, Illinois 60477, the following described real estate situated in the County of Cook, State of Illinois, to wit:

Lot 25 in O. Reuter and Company's Tinley Park Gardens, being a subdivision of the South 60 acres in the West ½ of the Northeast ¼ of Section 31, Township 36 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Property Address: 17817 66<sup>th</sup> Court, Tinley Park, Illinois 60477  
Permanent Real Estate Index Number(s): 28-31-219-002-0000

Together with the tenements and appurtenances thereunto belonging.

To Have and To Hold the same unto the Grantee(s) and to the proper use, benefit and behoof of the Grantee(s) forever.

This Deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said Deed or Deeds-in-Trust delivered to said Trustee in pursuance of the Trust Agreement above mentioned. This Deed is made subject to the lien of every Trust Deed or Mortgage (if any there be) of record in said county affecting the said real estate or any part thereof given to

S Y  
P 4  
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SC Y  
E Y  
INT 91

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secure the payment of money and remaining unreleased at the date of the delivery hereof.

In Witness Whereof, the Trustee has caused its name to be signed to these presents by its Trust Officer and attested by its Assistant Secretary, the day and year first above written.

FIRST SAVINGS BANK OF HEGEWISCH, as Trustee aforesaid

By: *Armand E. Capanna*  
ARMAND E. CAPANNA, Trust Officer

ATTEST:

By: *Lynn Backofen*  
LYNN BACKOFEN, Assistant Secretary

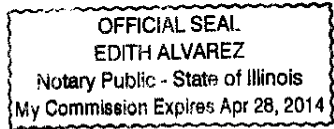
State of Illinois  
County of Cook

The undersigned, a Notary Public in and for said county in the State aforesaid, does hereby certify that Armand E. Capanna, Trust Officer of First Savings Bank of Hegewisch, and Lynn Backofen, Assistant Secretary thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and assistant Secretary respectively appeared before me this day in person and acknowledged that they signed and delivered said instrument as their free and voluntary ac, and as the free and voluntary act of said Bank, for the use and purposes therein set forth.

Given under my hand and Notarial Seal this 19<sup>th</sup> day of January, 2013

*Edith Alvarez*  
NOTARY PUBLIC

This instrument prepared by:  
Armand E. Capanna, Esq.  
FIRST SAVINGS BANK OF HEGEWISCH  
13220 South Baltimore Avenue  
Chicago, Illinois 60633



After Recording Mail To:  
Statements To:

Mail Subsequent Tax

Exempt under provisions of Paragraph E4  
Section 31-45, Property Tax Code

1/19/13  
Date

*Jackie Perry*  
Buyer, Seller or Representative



# UNOFFICIAL COPY

## CHICAGO TITLE INSURANCE COMPANY

### STATEMENT REQUIRED FOR THE ISSUANCE OF ALTA OWNERS AND LOAN POLICIES

Commitment No. \_\_\_\_\_

Loan No. \_\_\_\_\_

Date JANUARY 19, 2012

To the best knowledge and belief of the undersigned, the following is hereby certified with respect to the land described in the above commitment.

- That, except as noted at the end of this paragraph, within the last six (6) months a) no labor, service or materials have been furnished to improve the land, or to rehabilitate, repair, refurbish, or remodel the building(s) situated on the land; b) nor have any goods, chattels, machinery, apparatus or equipment been attached to the land or building(s) thereon, as fixtures; c) nor have any contracts been let for the furnishing of labor, service, materials, machinery, apparatus or equipment which are to be completed subsequent to the date hereof; d) nor have any notices of lien been received, except the following, if any: NO ACTUAL KNOWLEDGE AS LAND TRUSTEE
- That all management fees, if any, are fully paid, except the following: NO ACTUAL KNOWLEDGE AS LAND TRUSTEE
- That there are no unrecorded security agreements, leases, financing statements, chattel mortgages or conditional sales agreements in respect to any appliances, equipment or chattels that have or are to become attached to the land or any improvements thereon as fixtures, except the following, if any: NO ACTUAL KNOWLEDGE AS LAND TRUSTEE
- That there are no unrecorded contracts or options to purchase the land, except the following, if any: NO ACTUAL KNOWLEDGE AS LAND TRUSTEE
- That there are no unrecorded leases, easements or other servitudes to which the land or building, or portions thereof, are subject, except the following, if any: NO ACTUAL KNOWLEDGE AS LAND TRUSTEE
- ~~That in the event the undersigned is a mortgagee or holder of a loan policy to be issued pursuant to the above commitment, the mortgagee and the holder of the loan policy shall be held harmless and free from all the fees that any person purchasing the mortgage and obligation to secure a loan, or otherwise acquiring any interest therein, may do so in reliance upon the truth of the statements herein made, and in this event the holder of the mortgage and obligation to secure a loan shall be deemed to have assumed the burden of the above in a way and obligations to sell or dispose of the same for any purpose whatsoever, and the undersigned shall not be liable for any of the fees that may be incurred by the mortgagee or the mortgagee's authorized representative on account of the same.~~
- ~~That the undersigned is the purchaser of a mortgage on land improved with a residence and has a residence on the land, and no current survey or mortgage inspection report has been furnished to the undersigned. (Delete statement if not applicable.)~~

The undersigned makes the above statement for the purpose of inducing Chicago Title Insurance Company to issue its owners or loan policy pursuant to the above commitment.

**Seller or Owner**  
 FIRST SAVINGS BANK OF HEGEWISCH AS TRUSTEE UNDER TRUST AGREEMENT DATED 8/9/05  
 /K/A TRUST NO. 205122 \_\_\_\_\_ (Seal)  
 BY: [Signature] \_\_\_\_\_ (Seal)  
 ARMANE E. CAPANNA TRUST OFFICER

**Purchaser**  
 \_\_\_\_\_ (Seal)  
 \_\_\_\_\_ (Seal)

#### LENDER'S DISBURSEMENT STATEMENT

The undersigned hereby certifies that the proceeds of the loan secured by the mortgage to be insured under the loan policy to be issued pursuant to the above commitment were fully disbursed to or on the order of the mortgagor on \_\_\_\_\_ You are hereby authorized to date down the above commitment to cover the date of said disbursement.

Dated \_\_\_\_\_ Signature \_\_\_\_\_



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- That all management fees, if any, are fully paid, except the following: NO ACTUAL KNOWLEDGE AS LAND TRUSTEE
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- That there are no unrecorded contracts or options to purchase the land, except the following, if any: NO ACTUAL KNOWLEDGE AS LAND TRUSTEE
- That there are no unrecorded leases, easements or other servitudes to which the land or building, or portions thereof, are subject, except the following, if any: NO ACTUAL KNOWLEDGE AS LAND TRUSTEE
- ~~That in the event the undersigned is a mortgagee or holder of a mortgage loan policy to be issued pursuant to the above commitment, the mortgagee and the promisor obligants shall release good and valid and free from all defects that any person or persons having the mortgage and obligation thereon shall otherwise acquire any interest therein and do so in writing and for the benefit of the holder of the mortgage and for the purpose of releasing the holder or holders in whole or in part of the above mortgage and obligations to sell or dispose of the same freely at any time and in favor of the purchaser of the land or against any person or persons having the mortgage or the mortgagee's heirs, personal representatives or assigns.~~
- ~~That if the undersigned is the purchaser of a mortgage of land improved with a residential mortgage loan policy, the current survey or mortgagee's inspection report has been furnished to the lender. (Delete statement if not applicable.)~~

The undersigned makes the above statement for the purpose of inducing Chicago Title Insurance Company to issue its owners or loan policy pursuant to the above commitment.

**Seller or Owner**

**Purchaser**

FIRST SAVINGS BANK OF HEGENSCH AS TRUSTEE UNDER TRUST AGREEMENT DATED 8/9/05  
A/K/A TRUST NO. 205122 \_\_\_\_\_ (Seal)

\_\_\_\_\_ (Seal)

BY: [Signature] \_\_\_\_\_ (Seal)  
ARMANE E. CAPANNA TRUST OFFICER

\_\_\_\_\_ (Seal)

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Dated \_\_\_\_\_

Signature \_\_\_\_\_