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THIS DOCUMENT PREPARED BY:
PIERCE & ASSOCIATES
Thirteenth Floor
1 North Dearborn
Chicago, Illinois 60602



Doc#: 1315545047 Fee: \$42.00
RHSP Fee: \$10.00 Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/04/2013 11:19 AM Pg: 1 of 3

ADDRESS OF GRANTEE
& SUBSEQUENT TAX BILLS TO:

Wells Fargo Bank, N.A.
1 Home Campus
Des Moines, IA 50328

RETURN TO: Melissa Land
P&A #1213613

WARRANTY DEED IN LIEU OF FORECLOSURE

KNOW ALL MEN BY THESE PRESENTS, that

JOHN A. AMARO

the GRANTORS herein, for the consideration of One Dollar (\$1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, do give, grant, bargain, sell, warrant and convey unto WELLS FARGO BANK, N.A., the GRANTEE, its successors and assigns, all of the following described premises situated in the County of COOK, State of Illinois, to-wit:

PARCEL 1: UNIT F210 IN BRITTANY PLACE CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 1 IN GRETA LEDERER DEVELOPMENT CO.'S SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON JULY 25, 1966 AS DOCUMENT 2283027, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION FOR BRITTANY PLACE, INCLUDING MATTERS RELATING TO THE BRITTANY PLACE CONDOMINIUM RECORDED MAY 19, 1994 AS DOCUMENT 94451607 AS AMENDED BY RECHARACTERIZATION AMENDMENT NO. 1 RECORDED JUNE 24, 1994 AS DOCUMENT 94556621; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 FOR PEDESTRIAN INGRESS AND EGRESS, AS SET FORTH IN THE DECLARATION FOR BRITTANY PLACE, INCLUDING MATTERS RELATING TO THE BRITTANY PLACE CONDOMINIUM RECORDED MAY 19, 1994 AS DOCUMENT 94451607 AS AMENDED BY RECHARACTERIZATION AMENDMENT NO. 1 RECORDED JUNE 24, 1994 AS DOCUMENT 94556621, AND AS CREATED BY DEED FROM LASALLE NATIONAL TRUST AS TRUSTEE UNDER TRUST NUMBER 118581 TO JOANNA SATERLEE, CRYSTAL SATERLEE, AND ATERRY SATERLEE RECORDED DECEMBER 8, 1995 AS DOCUMENT 95855404.

Commonly known as: 2323 SOUTH GOEBBERT ROAD UNIT 210, ARLINGTON HEIGHTS, IL 60005

TAX NO: 08-15-301-005-1136

TO HAVE AND TO HOLD the above granted and bargained premises with the appurtenances thereunto belonging, unto the said GRANTEE, its successors and assigns forever. The said GRANTORS do covenant for themselves, their heirs, executors and assigns, that at the signing of these presents, they are well seized of the above described premises as a good and indefeasible estate in fee

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simple, and have good right to bargain and sell the same in the manner and form as above written; and that the same are free and clear from all encumbrances whatsoever, and that they and their heirs, executors, and assigns said premises, with the appurtenances thereunto belonging, unto said GRANTEE, its successors and assigns, against all lawful claims and demands whatsoever. Said GRANTORS hereby release and waive all rights under and by virtue of the Homestead Exemption laws of the State of Illinois and any other State Law which may apply.

WITNESS the HAND and SEAL of the GRANTORS on this 9 day of FEB, 2013.

X [Signature]
JOHN A. AMARO

STATE OF ILLINOIS

) SS.

COUNTY OF COOK

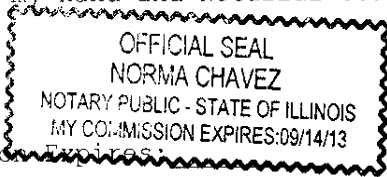
I, the undersigned, a Notary Public in and for the County and State aforesaid do hereby certify that

JOHN A. AMARO

the affiant(s), personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as a free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of Homestead.

Given under my hand and Notarial Seal this 9 day of FEB, 2013.

SEAL



[Signature]
Notary Public

My Commission Expires:

"EXEMPT UNDER PROVISION OF PARAGRAPH 4, SECTION 31-45, REAL ESTATE TRANSFER TAX LAW"

5/20/13
DATE

[Signature]
AGENT

Tax exempt pursuant to the Real Estate Transfer Tax Act for the City/Village of

as the subject conveyance is to and/or from a Governmental Agency.

DATE

AGENT

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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 May 31st 2013

Signature *[Handwritten Signature]*
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME
BY THE SAID _____
THIS 31st DAY OF May
2013



NOTARY PUBLIC *Caryn Caudle*

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 May 31st 2013

Signature *[Handwritten Signature]*
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME
BY THE SAID _____
THIS 31st DAY OF May
2013



NOTARY PUBLIC *Caryn Caudle*

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.]