



PREPARED BY:
Codilis & Associates, P.C.
Tammy A. Geiss, Esq.
15W030 N. Frontage Rd.
Burr Ridge, IL 60527

Doc#: 1318941094 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/08/2013 10:42 AM Pg: 1 of 4

MAIL TAX BILL TO:
David L. Nemeth and Debra L. Nemeth
1117 S. Taylor Avenue
Oak Park, IL 60304

MAIL RECORDED DEED TO:
Steve Felton
2220 W North Avenue
Chicago, IL 60647

SPECIAL WARRANTY DEED

THE GRANTOR, PennyMac Loan Trust 2010 NPL1, a corporation organized and existing under the laws of _____, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, GRANTS, CONVEYS AND SELLS to THE GRANTEE(S) David L. Nemeth and Debra L. Nemeth, not as tenants in common but as Joint Tenants with Right of Survivorship, whose address is 9624 South Clear Avenue # 350 Oak Park, IL, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 9 AND 10 IN BLOCK 12 IN AUSTIN PARK, A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 16-17-320-028-0000 and 16-17-320-029-0000

PROPERTY ADDRESS: 1117 S. Taylor Avenue, Oak Park, IL 60304

BOX 15

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor subject to: general real estate taxes not yet due or payable, any special assessments not yet due or payable; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances, easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

FIDELITY NATIONAL TITLE _____

102



MAY 31 13

REAL ESTATE TRANSFER TAX
0144800
FP 102801

000001924

S
P
S
SC
INT

REAL ESTATE TRANSFER	06/03/2013
COOK	\$90.50
ILLINOIS:	\$181.00
TOTAL:	\$271.50

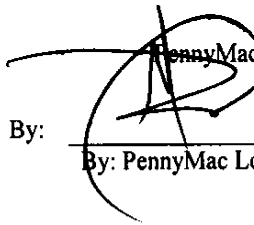
16-17-320-028-0000 | 20130501607975 | ST20X3

102
FIDELITY NATIONAL TITLE
13-05572

UNOFFICIAL COPY

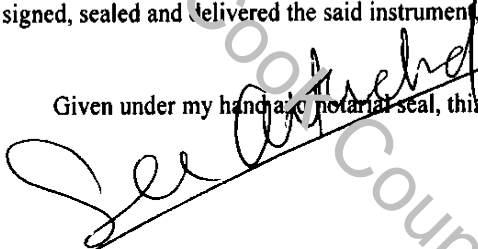
Special Warranty Deed - Continued

Dated this 11-18-13

By:  PennyMac Loan Trust 2010-NPL1
 By: PennyMac Loan Services, LLC, its attorney-in-fact
Michael Drawdy
 Director, REO

STATE OF _____)
) SS.
 COUNTY OF _____)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that PennyMac Loan Trust 2010-NPL1, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this _____


 Notary Public
 My commission expires: _____

Exempt under the provisions of _____
 Section 4, of the Real Estate Transfer Act _____ Date
 _____ Agent.

UNOFFICIAL COPY

ACKNOWLEDGMENT

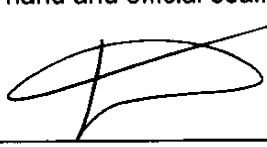
State of California
County of Ventura

On 4-18- 2013 before me, Cynthia Hoff, Notary Public
(insert name and title of the officer)

personally appeared Michael Drawdy
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature 



(Seal)

Property of Cook County Clerk's Office

LOT 9 AND 10 IN BLOCK 12 IN AUSTIN PARK, A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

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