

13-02659

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MAIL TO:



Attorney at Law
Gerardo Badiano
121 S. Wilke Road, Suite 301
Arlington Heights, IL 60005

Doc#: 1319655107 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/15/2013 12:42 PM Pg: 1 of 3

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS

THIS INDENTURE, made this 18th day of June, 2013, between U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust, Inc., Mortgage Pass-Through Certificates, Series 2007-10, duly authorized to transact business in the State of ILLINOIS, party of the first part, and Maria De Los Angeles Saldana, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all interest in the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

See Attached Exhibit A [Legal Description Attached as Exhibit]



SUBJECT TO GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE; ANY SPECIAL ASSESSMENTS NOT YET DUE AND 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.

Together with all and singular the hereditaments and appurtenances hereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

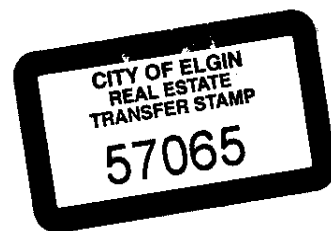
The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

Permanent Real Estate Index Number(s): 06-07-33-044-0000
Property Address(es): 691 Chippewa Drive, Elgin, IL 60120

PREMIER TITLE

REAL ESTATE TRANSFER		07/10/2013
	COOK	\$31.50
	ILLINOIS:	\$63.00
	TOTAL:	\$94.50

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IN WITNESS WHEREOF, said party of the first part has caused by its VPLO the day and year first above written.

PLACE CORPORATE SEAL HERE

U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust, Inc., Mortgage Pass-Through Certificates, Series 2007-10 by: Wells Fargo Bank, N.A. as its Attorney-In-Fact

X *Bradley W. Jensen*
By: **BRADLEY W. JENSEN**
Vice President Loan Administration

Its:

State of Iowa)
) ss.
County Dallas)

On this 18th day of June, A.D., 2013, before me, a Notary Public in and for said county, personally appeared Bradley W. Jensen, to me personally known, who being by me duly sworn (or affirmed) did say that that person is VP (title) of said Wells Fargo Bank, N.A. as attorney in fact for U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust, Inc., Mortgage Pass-Through Certificates, Series 2007-10, by authority of its board of (directors or trustees) and the said (officer's name) Bradley W. Jensen acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

Kelli Harryman (Signature) (Stamp or Seal)
Notary Public



This Instrument was prepared by:
Freedman Anselmo Lindberg LLC
1771 W. Diehl Ste 250
Naperville, IL 60563

PLEASE SEND SUBSEQUENT TAX BILLS TO:
Maria De Los Angeles Saldana
691 Chippewa Drive
Elgin, IL 60120

PREMIER TITLE
1350 W. NORTHWEST HIGHWAY
ARLINGTON HEIGHTS, IL 60004
(847) 255-7100

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EXHIBIT "A"
Legal Description

File No.: 2013-02659-PT

LOT 203 IN LORD'S PARK MANOR UNIT 7, BEING A SUBDIVISION OF PART OF LOT 5 IN CIRCUIT COURT PARTITION OF PART OF SECTION 6 AND SECTION 7, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPTING THEREFROM THAT PART DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT; THENCE EAST ALONG THE NORTH LINE OF SAID LOT, 112.44 FEET TO THE NORTHEAST CORNER THEREOF; THENCE SOUTH ALONG THE EAST LINE OF SAID LOT, 42.26 FEET; THENCE WEST 114.22 FEET TO A POINT ON THE WEST LINE OF SAID LOT THAT IS 38.06 FEET SOUTH OF THE POINT OF BEGINNING (MEASURED ALONG SAID WEST LINE); THENCE NORTH ALONG SAID WEST LINE 38.06 FEET TO THE POINT OF BEGINNING), IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 691 Chippewa Drive, Elgin, IL 60120

PERMANENT INDEX NO.: 06-07-313-044-0000