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MAIL TO: ServiceLink Hopewell Campus 4000 Industrial Boulevard Aliquippa PA 15001 (800) 439-5451

SPECIAL WARRANTY DEED (CORPORATION TO INDIVIDUAL) ILLINOIS



Doc#: 1321157100 Fee: \$44.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00 Karen A.Yarbrough

Cook County Recorder of Deeds
Date: 07/30/2013 08:46 AM Pg: 1 of 4

THIS INDENTURE, made this 12 day of 150. April 2013, between WELLS FARGO BANK, N.A. duly authorized to transact business in the State of Illinois, party of the first part, and JIN ZHANG, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$250,150.00 (Two Hundred Fifty Thousand One Hundred Fifty Dollars and no Cents) 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 REMISS, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and ssigns, 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

SUBJECT TO GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE; ANY SPECIAL ASSESSMENTS NOT YET DUE AND PAYABLE; ADJUDING, 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 thereunder 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): 14-06-215-055-0000

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EXHIBIT A

LOT 20 IN BLOCK 3 IN KEMPER'S HIGH RIDGE SUBDIVISION OF PART THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 6, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. P.I.N. 14-06-215-055-0000.

Commonly known as 6046 NORTH HERMITAGE AVENUE, CHICAGO, IL 60660.

COMMONLY KNOWN AS: 6046 N HERMITAGE AVE CHICAGO IL 60660-2304



5/10/2013 16:46

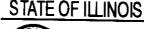
dr00764



Real Estate Transfer Stamp

\$2,630.25

Batch 6,329,803





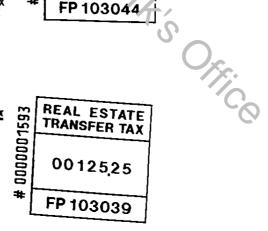
JUL.30.13

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE



FP 103044

COOK COUNTY STATE TRANSACTION TAX COUNTY TAX JUL.30.13 REVENUE STAMP



1321157100 Page: 3 of 4

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PROPERTY ADDRESS: 6046 N HERMITAGE AVE CHICAGO IL 60660-2304

IN WITNESS WHEREOF, said party of the first part has caused by its YPO and the day and year first above written. PLACE CORPORATE SEAL HERE WELLS FARGO BANK, N.A TAMARA A STONE resident Loan Documentation State of Iowa) ss. On this 12th day of April, A.D., 2013, before me, a W (insert title of officer taking acknowledgment) in and for said county, person ally appeared Tamas to the personally known, who being by me duly sworn (or affirmed) did say that that person is (insert title of executing officer) of said (corporation or association), by authority of its board of (directors or trustees) and the said W acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed. Notary Public (or title/rank of other officer) (Stamp or Seal) KELLI HARRYMAN Commission Number 75 35? My Commission Expires October 29, 2014 This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605. Commitment Number: 3033281 PLEASE SEND SUBSEQUENT TAX BILLS TO: JIN ZHANG, 6046 N HERMITAGE AVE CHICAGO IL 60660-2304

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PLAT ACT AFFIDAVIT

State of diffino is Ka	
	ss .
Count	y of Bearing
	Carl E King being duly sworn on oath, states that he resides
at	Service link LLC . That the attached deed is not in violation of 765 ILCS 205/1 for one
of the	following reasons:
1.)	Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed; - OR -
	the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.
2.	The division or st od vision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
3.	The divisions of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
4.	The sale or exchange or parcels of land between owners of adjoining and contiguous land.
5.	The conveyance of parcels of land or interests therein for use as right of way fro railroads or other public utility facilities, which does not involve any new streets or easements of access.
6.	The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7.	The conveyance of land for highway or other public purposes or Grents or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8.	Conveyances made to correct descriptions in prior conveyances.
9.	The sale or exchange of parcels or tracts of land existing on the date of the amendation. Act into no more than two parts and not involving any new streets or easements of access.
10.	The sale of a single lot of less than 5.0 acres from a larger tract when a survey is made by an all lois registered surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land. Amended by P.A. 80-338, 1 eff. October 1, 1977.
CIRC	LE THE NUMBER ABOVE WHICH IS APPLICABLE TO THE ATTACHED DEED.
	ant further state that makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, is, to accept the attached deed for recording.
SUB	SCRIBED and SWORN to before me
this .	Duty of
	MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES