

# UNOFFICIAL COPY

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NW7106694  
SPECIAL WARRANTY DEED



Doc#: 1324926006 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/06/2013 09:30 AM Pg: 1 of 2

Completed By: Ginali Associates, P.C.  
947 N. Plum Grove Road, Schaumburg, IL 60173

THIS INDENTURE, made on the 14<sup>th</sup> day of August, 2013, by and between **TAYLOR, BEAN & WHITAKER REG. LLC**, by RoundPoint Mortgage Servicing Corporation its Attorney in Fact, whose address is 5032 Parkway Plaza Blvd., Charlotte NC 28217 hereinafter referred to as Grantor, and duly authorized to transact business in the State of Illinois, party of the first part, and **LALITA SMITH**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration 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 **REVERSE, RELEASE, ALIENATE AND CONVEY** unto the party of the second part **LALITA SMITH** and her heirs and assigns, **FOREVER**, all the following described real estate, situated in the County of Cook, and State of Illinois known and described as follows, to wit:

**LOT 69 (EXCEPT WEST 22 FEET), LOT 68, WEST 3 FEET OF LOT 67 IN GEORGE W. WALKER'S ADDITION TO MATTESON, A SUBDIVISION OF THAT PART OF LOT 2 OF LEWIS MILLER AND LEWIS' SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF SECTION 26, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE ELGIN, JOLIET AND EASTERN RAILWAY COMPANY'S RIGHT-OF-WAY, EXCEPTING THEREFROM THE EAST 481.466 FEET OF THE NORTH 1/2 OF THE NORTH 1/2 OF SAID LOT AND A RESUBDIVISION OF LOTS 4 AND 5 IN BLOCK 1 AND LOT 8 IN BLOCK 2 OF BLUME'S SUBDIVISION OF THE EAST 481.466 FEET OF THE NORTH 1/2 OF THE NORTH 1/2 OF SAID LOT, EXCEPT THE EAST 150 FEET OF THE NORTH 322 FEET THEREOF, IN COOK COUNTY, ILLINOIS.**

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 TO HOLD** the said premises as above described, with the appurtenances, unto the party of the second part, **LALITA SMITH** and her heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part **LALITA SMITH** and her heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it **WILL WARRANT AND DEFEND** as to matters of title.

Permanent Real Estate Numbers: **31-26-113-040-0000**

Address of the Real Estate: **3853 217TH STREET, MATTESON, IL 60443**

**BOX 333-CTI**

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Agent, the day and year first above written.

TAYLOR, BEAN & WHITAKER REO, LLC

[Signature]  
by RoundPoint Mortgage Servicing  
Corporation its Attorney in Fact  
Jamie Nicosia

STATE OF North Carolina  
Mecklenburg COUNTY

On this date, before me personally appeared Jamie Nicosia,  
Sr Operations Manager pursuant to a delegation of authority, to me known to be the  
person who executed the foregoing instrument on behalf of the Seller, and acknowledged that he/she  
executed the same as his/her free act and deed.

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of  
North Carolina aforesaid, this 4<sup>th</sup> day of August, 2013.

[Signature]  
Notary Public



My term Expires: 2/10/2016

MAIL TO:

Brian J. Tharp  
308 W Erie St 300  
Chicago, IL 60654

SEND SUBSEQUENT TAX BILLS TO:

Lalita Smith  
3853 217<sup>th</sup> St.  
Matteson, IL 60443

REAL ESTATE TRANSFER		08/30/2013
	COOK	\$10.00
	ILLINOIS:	\$20.00
	TOTAL:	\$30.00

31-26-113-040-0000 | 20130801608215 | TB1WHS