

UNOFFICIAL COPY



Doc#: 1328049018 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/07/2013 09:42 AM Pg: 1 of 5

This Document Prepared By:

Ginali Associates PC
947 N. Plum Grove Road
Schaumburg, IL 60173

After Recording Return To:

Gabriel Manzo
715 N. 4 th Avenue
Maywood, IL 60153

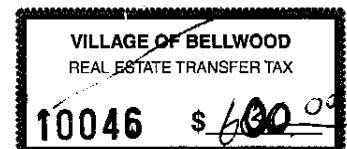
QUIT CLAIM DEED

THIS INDENTURE made this 24 day of Sept, 2013, between **The Bank of New York Mellon fka The Bank of New York Successor Trustee to JPMorgan Chase Bank, N.A., as Trustee for the Structured Asset Mortgage Investments II Trust, Mortgage Pass-Through Certificates, Series 2006-AR2** hereinafter ("Grantor"), and **Gabriel Manzo**, (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of One Hundred Twenty Six Thousand Dollars (\$126,000.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, does REMISE, RELEASE, QUIT CLAIM unto the Grantees FOREVER, the real property situated in the County of Cook and State of Illinois and more particularly described on Exhibit A and known as **1112 Park Place, Bellwood, IL 60104**.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its 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, subject to all matters set forth on Exhibit B.

REAL ESTATE TRANSFER	10/02/2013
COOK	\$63.00
ILLINOIS:	\$126.00
TOTAL:	\$189.00

15-16-123-063-0000 | 20130901606222 | V54MAQ



UNOFFICIAL COPY

Executed by the undersigned on August 15, 2013:

GRANTOR:

The Bank of New York Mellon fka The Bank of New York Successor Trustee to JPMorgan Chase Bank, N.A., as Trustee for the Structured Asset Mortgage Investments II Trust, Mortgage Pass-Through Certificates, Series 2006-AR2

By: Carmen Johnson
Nationstar Mortgage, LLC as its attorney in fact
Name: Carmen Johnson
Title: Assistant Secretary

STATE OF TEXAS)
COUNTY OF Denton) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Carmen Johnson, personally known to me to be the Assistant Secretary of Nationstar Mortgage, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Assistant Secretary signed and delivered the instrument as free and voluntary act, and as the free and voluntary act and deed of said Assistant Secretary, for the uses and purposes therein set forth.

Given under my hand and official seal, this 15 day of August, 2013.

Terry Winship
Commission expires 1/22, 2017
Notary Public



SEND SUBSEQUENT TAX BILLS TO:
715 North 4th Avenue, Maywood, IL 60153

UNOFFICIAL COPY

Grantor makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the Grantor acquired title.

This conveyance is made subject to all matters set forth on Exhibit B.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behalf of the Grantee forever.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Exhibit A Legal Description

Permanent Real Estate Index Number: 15-16-123-063-0000

LOT 12 IN PARK PLACE SUBDIVISION, RECORDED ON AUGUST 23, 2004 AS DOCUMENT NUMBER 0423644127 AND CERTIFICATE OF CORRECTION RECORDED MAY 18, 2005 AS DOCUMENT 0513845106, BEING A SUBDIVISION OF LOTS 19 TO 28, BOTH INCLUSIVE IN KARLFIELDS BUILDERS SUBDIVISION, AND LOT 5 IN SCHOOL TRUSTEES SUBDIVISION, BEING A PART OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Exhibit B Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);
5. All roads and legal highways;
6. Rights of parties in possession (if any); and
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.

Property of Cook County Clerk's Office