

# UNOFFICIAL COPY



Doc#: 1328119075 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/08/2013 12:32 PM Pg: 1 of 4

Property of Cook County Clerk's Office

## WARRANTY DEED IN LIEU OF FORECLOSURE

12-063662

KNOW ALL MEN THESE PRESENTS, that ROBERTO R. LAMAS, a single person, the GRANTOR(S), does give, grant, bargain, sell and convey to MidFirst Bank, the GRANTEE, its successors and assigns, all the following described premises situated in the County of Cook, State of Illinois, to-wit:

SEE ATTACHED EXHIBIT "A"

TO HAVE AND TO HOLD the above granted and bargained premises with the appurtenances thereunto belonging, unto the said GRANTEE, his successors and assigns forever. The said GRANTOR(S) does covenant for themselves, their heirs, executors and assigns, that at the signing of these presents, they are well seized of the above described premises as a good and indefeasible estate in fee simple, and have good right to bargain and sell the same in the manner and form as above written; and that the same are free and clear from all encumbrances whatsoever, and that they and their heirs, executors and assigns will warrant and defend said premises, with the appurtenances thereunto belonging, unto said GRANTEE, his successors and assigns, against all lawful claims and demands whatsoever. Said GRANTOR(S) hereby release and waive all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

This is not homestead property as to the grantor.

**REAL ESTATE TRANSFER TAX**

**44018**



Calumet City • City of Homes \$ EXEMPT

MNO  
9-20-13

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The acceptance and recording of this deed is expressly subject to and contingent upon MidFirst Bank being satisfied with the condition of title.

WITNESS the HAND and SEAL of the GRANTOR(S) on this 12<sup>th</sup> day of JULY, 2013

*Roberto R. Lamas* (SEAL)  
ROBERTO R. LAMAS  
State of ILLINOIS  
County of COOK

Signed or attested before me on 7/12/13 by Roberto R. Lamas

*Diana Ceniceros*  
Signature of Notary Public

My commission expires: AUG 28, 2016  
(SEAL)



Send Tax Bill to:  
ADDRESS OF GRANTEE:  
MidFirst Bank  
999 N.W. Grand Blvd.  
Oklahoma City, Oklahoma 73118

Address of Property:  
506 Ingraham Avenue  
Calumet City, IL 60409

MAIL TO:  
Fisher and Shapiro, LLC  
Attorneys for Plaintiff  
2121 Waukegan Road, Suite 301  
Bannockburn, IL 60015  
(847)291-1717

This instrument was drafted by:  
Fisher and Shapiro, LLC  
2121 Waukegan Road, Suite 301  
Bannockburn, IL 60015

Contact for Grantee:  
Rosie West  
999 NW Grand Blvd., Oklahoma City, OK  
73118  
(405)426-1200

Deposit in Recorder's Box #254

Case file no: 12-063662

EXEMPT 35 ILCS 200/31-45 (1)  
DATE 8/8/2013  
*Heather O. Johnson*  
REPRESENTATIVE

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## Exhibit A

Information required by 735 ILCS 5/15-1509.5

Name of Grantee: MidFirst Bank

Address of Grantee: 999 NW Grand Blvd., Oklahoma City, OK 73118

Telephone Number: 405-426-1252

Name of Contact Person for Grantee: Rosie West

Address of Contact Person for Grantee: 999 NW Grand Blvd., Oklahoma City, OK 73108

Contact Person Telephone Number: 405-426-1252

## LEGAL DESCRIPTION

LOTS 46 AND 47 IN BLOCK 4 OF SYNDACKER AND AMB'S ILLINOIS ADDITION TO HAMMOND, BEING THE NORTH 1/2 OF THE SOUTHEAST FRACTIONAL 1/4 AND THE NORTHEAST FRACTIONAL 1/4 SOUTHEAST OF THE CALUMET RIVER, EXCEPT THE RAILROAD AND EXCEPT THE EAST 5 ACRES OF THE NORTHEAST FRACTIONAL 1/4 LYING BETWEEN THE RIVER AND RAILROAD AND EXCEPT 153 FEET EAST AND ADJOINING BLOCK 8 OF ABOVE SUBDIVISION IN SECTION 8, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 506 Ingraham Avenue, Calumet City, IL 60409

Permanent Index No.: 30-08-400-041-0000

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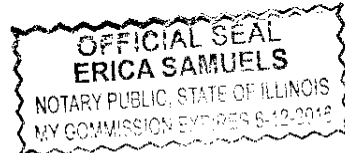
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated August 6<sup>th</sup>, 2013

Signature [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me  
By the said Agent  
This 6 day of AUGUST, 2013  
Notary Public [Handwritten Signature]



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date August 6<sup>th</sup>, 2013

Signature [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me  
By the said Agent  
This 6 day of AUGUST, 2013  
Notary Public [Handwritten Signature]



Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)