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Doc#: 1417719105 Fee: \$44.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/26/2014 03:43 PM Pg: 1 of 4

STATE OF ILLINOIS



JUN. 26. 14

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000019763	REAL ESTATE TRANSFER TAX
0004200	
FP 103037	

COOK COUNTY
REAL ESTATE TRANSACTION TAX



JUN. 26. 14

REVENUE STAMP

# 0000019611	REAL ESTATE TRANSFER TAX
0002100	
FP 103042	

Commitment Number: 3261049

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording Return To:
ServiceLink, LLC
1400 Cherrington Parkway
Moon Township, PA 15108

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Mail Tax Statements To: Bertha E. Solorzano and Adolfo Solorzano: 1051 Glenwood Station
Ln #406 Charlottesville, Va 22901 **BOX 162**

14176-75

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
16-28-130-041-0000

SPECIAL WARRANTY DEED

CitiMortgage, Inc., whose mailing address is 16001 N. Dallas Pkwy Mail Stop-TX8-044-02-1 Addison, TX 75001, hereinafter grantor, for \$42,000.00 (Forty Two Thousand Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to Bertha E. Solorzano and Adolfo Solorzano, hereinafter grantees, whose tax mailing address is 1051 Glenwood Station Ln #406 Charlottesville, Va 22901, the following real property:

LOT 44 IN BLOCK 9 IN HAWTHORNE LAND AND IMPROVEMENT COMPANY'S ADDITION TO MORTON PARK, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address is: 5308 W 26TH ST Cicero, IL 60804-3332

TOWN OF CICERO
Real Estate Transfer Tax
6-16-14
\$300

TOWN OF CICERO
Real Estate Transfer Tax
6-16-14
PG \$100

TOWN OF CICERO
Real Estate Transfer Tax
6-16-14
PG \$10

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Seller 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 seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

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 grantees forever.

Prior instrument reference: 1335728045

Property of County Clerk's Office

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TOWN 6-16-14
Real Estate Transfer Tax
\$10

Executed by the undersigned on April 17, 2014:

CitiMortgage, Inc., BY BANK OF AMERICA, N.A., SUCCESSOR BY MERGER
TO BAC HOME LOANS SERVICING, LP as Attorney-in-Fact

By: [Signature]

(POA Recorded 1/25/13
Doc # 1302516101)

Name: Ani Hakobyan
AVP

Its: _____

A Power of Attorney relating to the above described property was recorded on _____
at Document Number: _____

**to be completed by closing co

STATE OF _____
COUNTY OF _____

The foregoing instrument was acknowledged before me on _____, 2014 by
its _____ on behalf of CitiMortgage,
Inc., BY BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME
LOANS SERVICING, LP as Attorney-in-Fact who is personally known to me or has
produced _____ as identification, and furthermore, the aforementioned person has
acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth
in this instrument.

****See Attached Acknowledgment**

Notary Public

MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph _____ Section 31-45, Property Tax Code.

Date: _____

Buyer, Seller or Representative

UNOFFICIAL COPY**CALIFORNIA ALL-PURPOSE
CERTIFICATE OF ACKNOWLEDGMENT**

State of California

County of VenturaOn 04/17/2014 before me, Fernando Mayorga, Notary Public
(Here insert name and title of the officer)personally appeared Ani Hakobyan

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Signature of Notary Public

(Notary Seal)

**ADDITIONAL OPTIONAL INFORMATION****DESCRIPTION OF THE ATTACHED DOCUMENT****SWD**

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages 4 Document Date 04/17/2014

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

- Individual (s)
 Corporate Officer
AVP
 (Title)
 Partner(s)
 Attorney-in-Fact
 Trustee(s)
 Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for a acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/~~they~~, is /~~are~~) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
 - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document