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This Document Prepared By:

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Doc#: 1500816043 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/08/2015 12:57 PM Pg: 1 of 5

After Recording Return To:

XT Properties LLC
7308 South Eberhart Avenue
Chicago, IL 60619

SPECIAL WARRANTY DEED

THIS INDENTURE made this 10 day of December, 2014, between **WELLS FARGO BANK, N.A.**, as Trustee for the **POOLING AND SERVICING AGREEMENT** Dated as of **October 1, 2004 Park Place Securities, Inc. Asset-Backed Pass-Through Certificates Series 2004-MHQ1**, whose mailing address is **C/O Ocwen Loan Servicing, LLC, 1661 Worthington Rd. Suite 100, West Palm Beach, FL 33409** hereinafter ("Grantor"), and **XT Properties LLC – an Illinois Limited Liability Company**, whose mailing address is **7308 South Eberhart Avenue, Chicago, IL 60619** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Thirty-Six Thousand Dollars (\$36,000.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, does GRANT, BARGAIN AND SELL unto the Grantees, and to their heirs and assigns, FOREVER, the real property situated in the County of **Cook** and State of Illinois and more particularly described on Exhibit A and known as **7308 South Eberhart Avenue, Chicago, IL 60619**.

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

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matters set forth on Exhibit B.

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.

REAL ESTATE TRANSFER TAX 08-Jan-2015



CHICAGO:	270.00
CTA:	108.00
TOTAL:	378.00

20-27-217-023-0000 | 20141201655129 | 1-650-755-200

REAL ESTATE TRANSFER TAX 08-Jan-2015



COUNTY:	18.00
ILLINOIS:	36.00
TOTAL:	54.00

20-27-217-023-0000 | 20141201655129 | 1-761-543-808

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Executed by the undersigned on Dec-10, 2014:

GRANTOR:

WELLS FARGO BANK, N.A., as Trustee for the POOLING AND SERVICING AGREEMENT Dated as of October 1, 2004 Park Place Securities, Inc. Asset-Backed Pass-Through Certificates Series 2004-MHQ1

By: [Signature]

By: Ocwen Loan Servicing, LLC, as Attorney-In-Fact

Name: Allyson Rivera

Title: Contract Management Coordinator

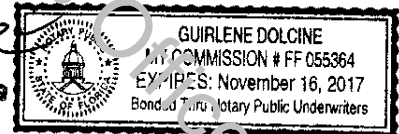
STATE OF Florida)
) SS
COUNTY OF Palm Beach)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Allyson Rivera, personally known to me to be the Contract Management Coordinator of **Ocwen Loan Servicing, LLC, as Attorney-In-Fact for WELLS FARGO BANK, N.A., as Trustee for the POOLING AND SERVICING AGREEMENT Dated as of October 1, 2004 Park Place Securities, Inc. Asset-Backed Pass-Through Certificates Series 2004-MHQ1** 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 Contract Management Coordinator ~~[HE]~~ ~~[SHE]~~ signed and delivered the instrument as ~~[HIS]~~ ~~[HER]~~ free and voluntary act, and as the free and voluntary act and deed of said Contract Management Coordinator, for the uses and purposes therein set forth. **Personally Known To Me**

Given under my hand and official seal, this 10 day of December, 2014.

Commission expires 11/16, 2017
Notary Public

[Signature]
Guirene Dolcine



SEND SUBSEQUENT TAX BILLS TO:
XT Properties LLC
7308 South Eberhart Avenue
Chicago, IL 60619

POA recorded on November 30, 2012 as Instrument No: 1233510093

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Exhibit A
Legal Description

LOT 4 AND THE NORTH 4.04 FEET OF LOT 5 IN BLOCK 1 IN B.F. GEORGE'S
SUBDIVISION OF LOTS 1,2,3,4 AND 5 IN BLOCK 2 IN WILLIAM FLEMING'S
SUBDIVISION OF THE SOUTHWEST ¼ OF THE NORTHEAST ¼ OF SECTION 27,
TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN
COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 20-27-217-023-0000

Property of Cook County Clerk's Office

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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