

UNOFFICIAL COPY



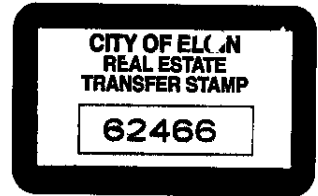
Doc#: 1509017007 Fee: \$48.25
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/31/2015 10:25 AM Pg: 1 of 5

This Document Prepared By:

Potestivo & Associates, PC
Kimberly J. Goodell
223 W. Jackson Blvd., Suite 610
Chicago, IL 60606

After Recording Return To:

Catherine Boye and Richard Boye
184 Lake Shore Dr
Carpentersville, IL 60110



SPECIAL WARRANTY DEED

THIS INDENTURE made this 4 day of February, 2015, between **WELLS FARGO BANK, N.A.**, as Trustee for the **POOLING AND SERVICING AGREEMENT** Dated as of **August 1, 2005 Park Place Securities, Inc. Asset-Backed Pass-Through Certificates Series 2005-WHQ4**, whose mailing address is **C/O Ocwen Loan Servicing, LLC, 1601 Worthington Rd. Suite 100, West Palm Beach, FL 33409** hereinafter ("Grantor"), and **Catherine Boye and Richard Boye, Husband and wife Joint Tenants with Rights of Survivorship**, whose mailing address is **184 Lake Shore Dr, Carpentersville, IL 60110** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Eighty-Four Thousand Dollars (\$84,000.00), 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 **1181 Hiawatha Drive, Elgin, IL 60120**.

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,

REAL ESTATE TRANSFER TAX		27-Mar-2015
	COUNTY:	42.00
	ILLINOIS:	84.00
	TOTAL:	126.00

06-06-110-010-0000 | 20150301670643 | 0-707-318-144

SPD 5
N
N
Y
Y
Y
Y
Y
Y

UNOFFICIAL COPY

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.

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

Executed by the undersigned on 2/4, 2015:

GRANTOR:

WELLS FARGO BANK, N.A., as Trustee for the POOLING AND SERVICING AGREEMENT Dated as of August 1, 2005 Park Place Securities, Inc. Asset-Backed Pass-Through Certificates Series 2005-WHQ4

By: [Signature]

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

Name: **Jon King**

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 Jon King, 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 August 1, 2005 Park Place Securities, Inc. Asset-Backed Pass-Through Certificates Series 2005-WHQ4** 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 Corporation, for the uses and purposes therein set forth.

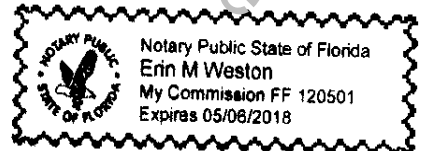
Personally Known To Me [Signature]

Given under my hand and official seal, this 4 day of February, 2015

Commission expires , 20
Notary Public

[Signature]
Erin Weston

SEND SUBSEQUENT TAX BILLS TO:
Catherine Boye and Richard Boye
184 Lake Shore Dr
Carpentersville, IL 60110



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

UNOFFICIAL COPY

Exhibit A
Legal Description

LOT 64 IN BLACKHAWK MANOR SUBDIVISION, BEING A SUBDIVISION OF PART OF SECTION 6 AND 7, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 14614777.

Permanent Real Estate Index Number: 06-06-110-010-0000

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