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Doc#: 1511022063 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/20/2015 01:18 PM Pg: 1 of 3

T144242034 1082
MAIL TO:
Fan Yang
3951 N. Washtenaw Ave.
Chicago IL 60618

SPECIAL WARRANTY DEED
(CORPORATION TO INDIVIDUAL)
ILLINOIS

THIS INDENTURE, made this 10 day of March, 2015, between **Christiana Trust, a Division of Wilmington Savings Fund Society, FSB, as Trustee for Normandy Mortgage Loan Trust, Series 2013-12**, a corporation created and existing under and by virtue of the laws of the State of DE and duly authorized to transact business in the State of ILLINOIS, party of the first part, and **Fan Yang and Yi Song**, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of **Cook** and the State of Illinois known and described as follows, to wit:

*As Tenants by the Entirety

SEE ATTACHED EXHIBIT A

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

PERMANENT REAL ESTATE INDEX NUMBER(S): **13-24-200-083-0000**
PROPERTY ADDRESS(ES):


CCRD REVIEWER RA

3951 N. Washtenaw Avenue, Chicago, IL, 60618

IN WITNESS WHEREOF, said party of the first part has caused by its Senior Vice President, the day and year first above written.

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Christiana Trust, a Division of
Wilmington Savings Fund
Society, FSB, as Trustee for
Normandy Mortgage Loan Trust,
Series 2013-12, by Selene
Finance LP, as Attorney in Fact



By Dan Shimmin
Senior Vice President


Its

Property of Cook County Clerk's Office

STATE OF TEXAS)
) SS
COUNTY OF HARRIS)

I, Constance R Baker, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Dan Shimmin, personally known to me to be the Senior Vice President for Selene Finance LP, as Attorney in Fact for Christiana Trust, a Division of Wilmington Savings Fund Society, FSB, as Trustee for Normandy Mortgage Loan Trust, Series 2013-12, 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 severally acknowledged that as the Senior Vice President, (s)he signed and delivered the said instrument their free and voluntary act, and as the free and voluntary act and deed for the uses and purposes therein set forth.

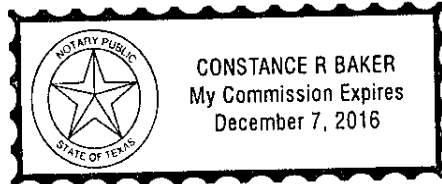
GIVEN under my hand and official seal this 10 day of March, 2015





NOTARY PUBLIC

My commission expires: 12-7-2016


This Instrument was prepared by:
PIERCE & ASSOCIATES, P.C.,
1 North Dearborn, Suite 1300
Chicago, IL 60602
BY: Jacqueline Konaszewski



REAL ESTATE TRANSFER TAX		20-Apr-2015
	COUNTY:	222.50
	ILLINOIS:	445.00
	TOTAL:	667.50
13-24-200-083-0000 20150301668432 1-587-975-552		

PLEASE SEND SUBSEQUENT TAX BILLS TO:

Fan Yang
3951 N. Washenaw Ave.
Chicago, IL 60618

REAL ESTATE TRANSFER TAX		20-Apr-2015
	CHICAGO:	3,337.50
	CTA:	1,335.00
	TOTAL:	4,672.50
13-24-200-083-0000 20150301668432 1-679-402-368		

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EXHIBIT A

PARCEL 1;

THAT PART OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SECTION 24 AFORESAID; THENCE NORTH 89 DEGREES 19 MINUTES 27 SECONDS EAST, ALONG THE NORTH LINE, THEREOF, 269.94 FEET TO THE NORTHERLY EXTENSION OF THE WEST LINE OF LOT 2 IN THE SUBDIVISION OF BLOCK 4 AND THAT PART OF BLOCK 5 LYING WEST AND NORTH OF THE CENTER LINE OF THE CHICAGO RIVER IN KINZIE'S SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 24, AFORESAID; THENCE SOUTH 01 DEGREE 31 MINUTES 40 SECONDS EAST, 50.00 FEET ALONG SAID NORTHERLY EXTENSION TO THE SOUTH LINE OF IRVING PARK ROAD; THENCE NORTH 89 DEGREES 19 MINUTES 27 SECONDS EAST, ALONG SAID SOUTH LINE, 509.13 FEET; THENCE SOUTH 28 DEGREES 04 MINUTES 33 SECONDS WEST, 83.52 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 61 DEGREES 57 MINUTES 56 SECONDS EAST, 74.65 FEET; THENCE SOUTH 28 DEGREES 02 MINUTES 04 SECONDS WEST, 20.33 FEET; THENCE NORTH 61 DEGREES 57 MINUTES 56 SECONDS WEST, 74.67 FEET; THENCE NORTH 28 DEGREES 04 MINUTES 33 SECONDS EAST, 20.33 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR RIVER PARK NORTH HOMEOWNER'S ASSOCIATION RECORDED APRIL 28, 2005 AS DOCUMENT NUMBER 0511812274 MADE BY IRVING PARK DEVELOPMENT, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY, AS DECLARANT, FOR ACCESS, INGRESS AND EGRESS, AS MORE FULLY DESCRIBED THEREIN AND ACCORDING TO THE TERMS SET FORTH THEREIN.

Commonly Known As: 3951 N. Washtenaw Avenue, Chicago, IL 60618