

UNOFFICIAL COPY



Doc#: 1511117000 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/21/2015 08:30 AM Pg: 1 of 5

This Document Prepared By:

Potestivo & Associates, PC
Kimberly J. Goodell
223 W. Jackson Blvd., Suite 615
Chicago, IL 60606

After Recording Return To:

Brian's Remodeling Inc
3041 Rosiclaire Court
South Chicago Heights, IL
60411

SPECIAL WARRANTY DEED

THIS INDENTURE made this 17th day of February, 2015, between **Deutsche Bank National Trust Company, as Trustee for GSAMP Trust 2006-FM2, Mortgage Pass-Through Certificates, Series 2006-FM2**, whose mailing address is **C/O Owen Loan Servicing, LLC, 1661 Worthington Rd. Suite 100, West Palm Beach, FL 37409** hereinafter ("Grantor"), and **Brian's Remodeling Inc - An Illinois Corporation**, whose mailing address is **3041 Rosiclaire Court, South Chicago Heights, IL 60411** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Sixty Thousand Dollars (\$60,000.00), 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 **3041 Rosiclaire Court, South Chicago Heights, IL 60411**.

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

REAL ESTATE TRANSFER TAX

17-Apr-2015



COUNTY:	30.00
ILLINOIS:	60.00
TOTAL:	90.00

S
P
C
M
N
SC
E
INT

UNOFFICIAL COPY

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 2/17, 2015:

GRANTOR:

Deutsche Bank National Trust Company, as Trustee for
GSAMP Trust 2006-FM2, Mortgage Pass-Through
Certificates Series 2006-FM2

By: Jon King

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 Deutsche Bank National Trust Company, as Trustee for GSAMP Trust 2006-FM2, Mortgage Pass-Through Certificates, Series 2006-FM2** 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.

Given under my hand and official seal, this 17 day of February, 2015

Commission expires 8/12, 2018
Notary Public

Ken Bianco
KEN BIANCO

SEND SUBSEQUENT TAX BILLS TO:

Brian's Remodeling Inc
~~2001~~ Rosiclaire Court
Chicago Heights, IL 60411

3041
South



POA recorded on May 5, 2014 as Instrument No: 1412510017

UNOFFICIAL COPY

Exhibit A
Legal Description

LOT 17 IN ROSICLAIRE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 32-32-121-017-0000

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