

UNOFFICIAL COPY



Doc#: 1520215041 Fee: \$48.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/21/2015 01:33 PM Pg: 1 of 6

After Recording Return To:
Old Republic Default Management Services
Attn: Recording Department
681 Andersen Drive, Foster Plaza Building 6-
Pittsburgh, Pennsylvania 15220

Prepared By:
RUTH RUHL, P.C.
12700 Park Central Drive, Suite 850
Dallas, TX 75251

Loan No.: 0596639954
Investor No.: 1704557797

WARRANTY DEED IN LIEU OF FORECLOSURE

KNOW ALL MEN BY THESE PRESENTS, that Kamilah Harris and Shawn Harris, wife and husband as joint tenants

the GRANTOR(S)

herein, for the consideration of One Dollar (\$1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, do give, grant, bargain, sell, warrant, and convey unto Federal National Mortgage Association, whose address is 3900 Wisconsin Ave NW, Washington, DC 20016

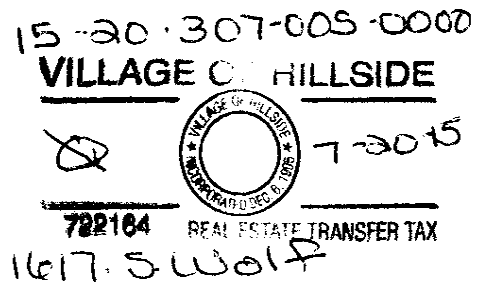
the GRANTEE,

its successors and assigns, all of the following described premises situated in the County of Cook, State of Illinois, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Tax Parcel Number: 15-20-307-005-0000

Commonly Known As: 1617 S Wolf, Hillside, Illinois 60162



CCRD [Signature]

UNOFFICIAL COPY

Loan No.: 0596639954
Investor No.: 1704557797

THIS DEED is an absolute conveyance of title in effect as well as form, and is not intended as a mortgage, trust conveyance or security of any kind. It being the intention of the Grantor and the Grantee that the interest of the Grantor and the Grantee, their successors and/or assigns in said property under said mortgage whether guaranteed, insured or direct loan, shall not merge, and that said mortgage shall not merge, and that said mortgage shall remain in full force and effect until specifically released. Said mortgage was made by Kamilah Harris and Shawn Harris, wife and husband, as Mortgagor to SunTrust Mortgage, Inc.

, as Mortgagee, dated August 3rd, 2007, and recorded on August 22nd, 2007 in Book N/A, Page N/A, Instrument No. 0723405187, which was assigned to Federal National Mortgage Association by an Assignment recorded in Book N/A, Page N/A, Instrument No. N/A, or by an Assignment recorded simultaneously herewith at the Cook County Clerk's Office.

TO HAVE AND TO HOLD the above granted and bargained premises with the appurtenances thereunto belonging, unto the said GRANTEE, his successors and assigns forever. The said GRANTORS do covenant for themselves, their heirs, executors, and assigns, that at the signing of these presents, they are well seized of the above described premises as a good and indefeasible estate in fee simple, and have good right to bargain and sell the same in the manner and form as above written, and that the same are free and clear from all encumbrances whatsoever, and that they and their heirs, executors, and assigns will warrant and defend said premises, with the appurtenances thereunto belonging, unto said GRANTEE, his successors and assigns, against all lawful claims and demands whatsoever. Said GRANTORS hereby release and waive all rights under and by virtue of the Homestead Exemption laws of the State of Illinois and any other State Law which may apply.

UNOFFICIAL COPY

Loan No.: 0596639954
Investor No.: 1704557797

WITNESS the HAND and SEAL of the GRANTORS on this 24 day of March, 20 15

Kamilah Harris (Seal)
Kamilah Harris

Shawn Harris (Seal)
Shawn Harris

_____(Seal)

_____(Seal)

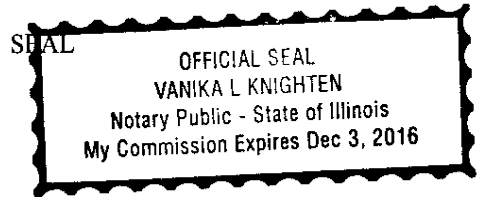
State of IL
County of COOK

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid do hereby certify that, Kamilah Harris and Shawn Harris

personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed, and delivered the said instrument as a free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of Homestead.

Given under my hand and Notarial Seal this 24 day of March, 20 15



Vanika L. Knighten
Notary Public

Vanika L. Knighten
Printed Name
My Commission Expires: 12/3/2016

ADDRESS OF GRANTEE & SUBSEQUENT TAX BILLS TO: Nationstar Mortgage LLC, 8950 Cypress Waters Blvd, Coppell, Texas 75019

"TAX EXEMPT PURSUANT TO PARAGRAPH L, SECTION 4, OF THE REAL ESTATE TRANSFER TAX ACT."

6-5-15
Date

Megan Kirby (Seal)
Printed Name Megan Kirby

UNOFFICIAL COPY

EXHIBIT "A"

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK IN THE STATE OF ILLINOIS, TO WIT:

LOT 5 IN WOLF ROAD ADDITION, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TAX ID NO: 15-20-307-005-0000

BEING THE SAME PROPERTY CONVEYED BY WARRANTY DEED

GRANTOR: CRAIG ALAN LOWE AND CHRISTEN BRIAN LOWE, AS CO-TRUSTEES OF THE LAURA MARIA LOWE DISCRETIONARY SUPPLEMENTAL NEEDS TRUST DATED THE 14TH DAY OF AUGUST, 2002, AND CRAIG ALAN LOWE, MARRIED TO DONNA LOWE, CHRISTEN BRIAN LOWE, NEVER MARRIED, JONATHAN TORGER LOWE, MARRIED TO JILL LOWE, KEVIN PAUL LOWE, MARRIED TO SELENE LOWE

GRANTEE: KAMILAH HARRIS AND SHAWN HARRIS, WIFE AND HUSBAND, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

DATED: 08/03/2007

RECORDED: 08/22/2007

DOC#/BOOK-PAGE: 0723105186

ADDRESS: 1617 S WOLF, HILLSIDE, IL 60162

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Loan No.: 0596639954
Investor No.: 1704557797

STATEMENT BY GRANTOR/GRANTEE

The grantor or his agent affirms that, to the best of his/her knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 4/6/15, _____

Signature Kamela Harris Kamela Harris
Grantor or Agent

Subscribed and sworn to before me by the said Grantor/Agent this 6 day of April, 2015.



Notary Public Vanika Knighten
Printed Name Vanika Knighten

The grantee or his agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated _____, _____

Signature _____
Grantee or Agent

Subscribed and sworn to before me by the said Grantee/Agent this _____ day of _____, _____.

Notary Public _____
Printed Name _____

Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act)

UNOFFICIAL COPY

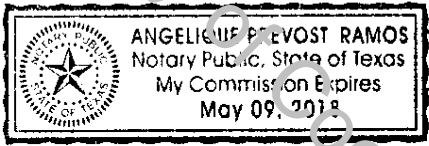
Loan No.: 0596639954
Investor No.: 1704557797

STATEMENT BY GRANTOR/GRANTEE

The grantor or his agent affirms that, to the best of his/her knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated June 3, 2015 Signature Cody Nesbitt
Grantor or Agent

Subscribed and sworn to before me by the said Grantor/Agent this 3 day of June, 2015.

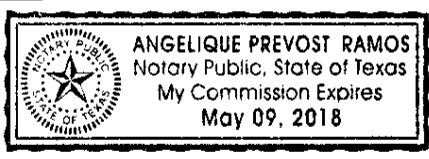


Notary Public Angelique Prevost Ramos
Printed Name Angelique Prevost-Ramos

The grantee or his agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated June 3, 2015 Signature Cody Nesbitt
Grantee or Agent

Subscribed and sworn to before me by the said Grantee/Agent this 3 day of June, 2015.



Notary Public Angelique Prevost Ramos
Printed Name Angelique Prevost-Ramos

Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act)