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Special Warranty Deed
CORPORATION TO
INDIVIDUAL(S)

ILLINOIS

Doc#: 1520549010 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/24/2015 09:13 AM Pg: 1 of 3

Above Space for Recorder's Use Only

Property of Cook County Clerk's Office

THIS AGREEMENT between **Byline Bank**, f/k/a North Community Bank, successor by merger with Metrobank f/k/a Citizens Community Bank of Illinois, duly authorized to transact business in the State of Illinois, party of the first part, and WFO REO 2014-02, LLC, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN and 00/100 Dollars and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of Directors of said corporation, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit: *(see legal description rider attached as page 3 hereto)*

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and 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 hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as described on legal description rider, attached hereto, with the appurtenances, unto the party of the second part WFO REO 2014-02, LLC, his/her/their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his/her/their 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: General Taxes for the year 2015 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 20-07-425-019
Address(es) of Real Estate: 5400 S. Wolcott Avenue, Chicago, Illinois 60629

CCRD REVIEWER *[Signature]*

1/2 JR
6715498

| REAL ESTATE TRANSFER TAX | | 22-Jul-2015 |
|---|-----------|-------------|
| | COUNTY: | 33.25 |
| | ILLINOIS: | 66.50 |
| | TOTAL: | 99.75 |
| 20-07-425-019-0000 20150701606614 0-434-396-032 | | |

| REAL ESTATE TRANSFER TAX | | 15-Jul-2015 |
|---|----------|-------------|
| | CHICAGO: | 498.75 |
| | CTA: | 199.50 |
| | TOTAL: | 698.25 |
| 20-07-425-019-0000 20150701606614 2-107-452-288 | | |

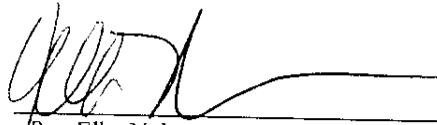
Erasmus Title Corporation
2260 Hicks Road
Suite 415
Rolling Meadows IL 60008

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The date of this deed of conveyance is June 30, 2015.

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused its name to be signed these presents by its Real Estate Counsel, on the date stated herein.

Name of Corporation:
Byline Bank


By: Elka Nelson, Real Estate Counsel

(Impress Corporate Seal Here)

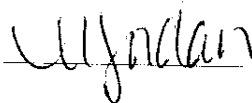
State of Illinois
County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Elka Nelson personally known to me to be the Real Estate Counsel of Byline Bank f/k/a North Community Bank, successor by merger with Metrobank f/k/a Citizens Community Bank of Illinois 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 such Real Estate Counsel, she signed and delivered the said instrument pursuant to authority given by the board of Directors of said corporation, as 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.



(Impress Seal Here) 8/18/18
(My Commission Expires)

Given under my hand and official seal June 30, 2015



Notary Public

| | | |
|---|-------------------------------|-------------------------------------|
| This instrument was prepared by: Elka Nelson Byline Bank 180 North LaSalle Suite 1925 Chicago, Illinois 60601 | Send subsequent tax bills to: | Recorder-mail recorded document to: |
|---|-------------------------------|-------------------------------------|

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LEGAL DESCRIPTION RIDER

For the premises commonly known as 5400 S. Wolcott Avenue, Chicago, Illinois, 60629.

Legal Description: LOT 1 IN BLOCK 4 IN POLLACK'S GARFIELD BOULEVARD ADDITION IN SECTION 7, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office