

# UNOFFICIAL COPY



Doc#: 1520526046 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/24/2015 12:11 PM Pg: 1 of 2

## SPECIAL WARRANTY DEED

U.S. Bank NA, successor trustee to Wachovia Bank N.A., as trustee, on behalf of the holders of the J.P. Morgan Mortgage Trust 2005-A8 Mortgage Pass-Through Certificates, by Select Portfolio Servicing, Inc., its attorney in fact ("Grantor") in consideration of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby convey and quit claim to **Bhadresh R. Thaker and Niranjana B. Thaker**, ("Grantee") husband and wife as joint tenants the following described real estate in Cook County, Illinois:

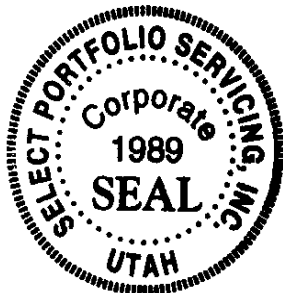
LOT 18 IN ESTATES OF SOMERSET PARK PHASE I, BEING A SUBDIVISION IN THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. # 03-15-313-015-0000

Property Commonly Known As: 811 Derbyshire Ct., Prospect Heights, IL 60070

Grantor warrants to the Grantees and Grantees' heirs and assigns that it has not done or suffered to be done anything to the property during Grantor's ownership thereof or in any manner encumbered the property except as expressly set forth in this deed and further covenants and warrants that it will defend the property against all persons asserting claims through Grantor contrary to the foregoing limited warranty. ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, ARE HEREBY EXPRESSLY DISCLAIMED, THIS CONVEYANCE OF REAL ESTATE AND IMPROVEMENTS THEREON IS MADE "AS-IS", WITHOUT REPRESENTATION OR WARRANTY OF ANY KIND EXCEPT THE WARRANTY OF TITLE EXPRESSLY PROVIDED HEREIN.

Dated: June 16, 2015



U.S. Bank NA, successor trustee to Wachovia Bank N.A., as trustee, on behalf of the holders of the J.P. Morgan Mortgage Trust 2005-A8 Mortgage Pass-Through Certificates, By: Select Portfolio Servicing, Inc., its attorney in fact

By: [Signature]

Its: Chris C. Wheeler, Doc. Control Officer

This document prepared by:  
Kluever & Platt, LLC  
65 E. Wacker Place, Suite 2300  
Chicago, IL 60601

Mail subsequent tax bills to ~~and after recording~~ return to:

Bhadresh R. Thaker and Niranjana B. Thaker  
808 Heritage DR  
MT Prospect, IL 60056

**BOX 334 CT**

REC 500409 1/1 AUG 12 (67)

SPS  
SPS  
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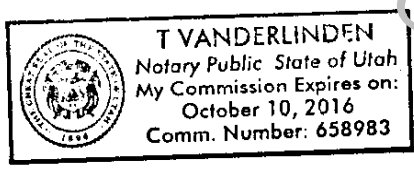
STATE OF UTAH )  
 ) SS:  
COUNTY OF SALT LAKE )

I, T. Vanderlinden, Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Chris C. Wheeler, Doc. Control Officer personally known to me to the Document Control Officer of Select Portfolio Servicing, Inc., 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 such Document Control Officer, he signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for uses and purposes therein set forth.



Given under my hand and official seal this 16 day of June, 2015.

T. Vanderlinden  
Notary Public

My Commission Expires: 10/10/16



After Recording mail to:  
James Hamill  
800 W Higgins Rd Suite 200  
Schaumburg, IL 60195

REAL ESTATE TRANSFER TAX		16-Jul-2015
	COUNTY:	152.50
	ILLINOIS:	305.00
	TOTAL:	457.50

03-15-313-015-0000 | 20150701605676 | 1-054-026-624