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15ST027AS PL PL 1/2

SPECIAL WARRANTY DEED (Corporation to Individual) (Illinois)

Doc#: 1525442032 Fee: \$46.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00 Karen A. Yarbrough Cook County Recorder of Deeds Date: 09/11/2015 02:05 PM Pg: 1 of 5

THIS AGREEMENT, made this 5th day of AUGUST 2015, between KONDAUR CAPITAL CORPORATION, AS SEPARATE TRUSTEE OF THE MATAWIN VENTURES TRUST

SERIES 2013-3, whose address is 333 S. Anita Drive, Suite 400, Orange, CA, a party of the first part, and HECTOR ALONSO whose address is HA 300-18 Indiana Wheeling, IL 60090 party of the second part,

WITNESSETH, that the party of the first part, for and in consideration of Ten Dollars

and other good and valuable consideration the receipt of which is hereby acknowledged 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 his/here/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:

LOT 131 IN TIFFANY PLACE UNIT 3, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 AND PART OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 19, 1988 AS DOCUMENT NUMBER 88481204, IN COOK COUNTY, ILLINOIS.

PERMANENT TAX NO. 06-14-309-009-0000 Address(es) of real estate: 21 Marion Lane, Streamwood, IL 60107

TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, 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:

- (i) general real estate taxes not yet due and payable; (ii) Intentionally deleted (iii) applicable

BOX 333-CT

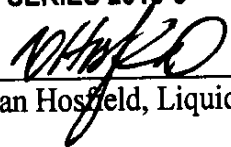
S Y P 5 S 2 SC Y INTA

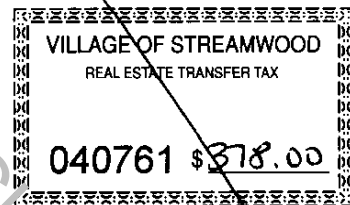
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zoning and building laws and ordinances; (iv) covenants, conditions, restrictions, easements and building lines of record; (v) party wall rights and agreements, if any; (vi) Intentionally deleted; (vii) Intentionally deleted; (viii) the Municipal Code of the City of Streamwood (ix) public and utility easements of record; (x) private easements of record; (xi) Intentionally deleted (xii) limitations and conditions imposed by the Illinois Condominium Property Act, if applicable; (xiii) installments due after closing for assessments levied pursuant to the Declaration, if applicable; (xiv) liens and matters of title over which the title insurance company is willing to insure; and (xv) acts done or suffered by grantee.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its authorized signatories, the day and year first above written.

KONDAUR CAPITAL CORPORATION, AS SEPARATE TRUSTEE OF THE MATAWIN VENTURES TRUST SERIES 2013-3

By: 
Dan Hosfeld, Liquidation Specialist



REAL ESTATE TRANSFER TAX		27 AUG-2015
	COUNTY:	63.00
	ILLINOIS:	126.00
	TOTAL:	189.00

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STATE OF _____)
) ss.
COUNTY of _____)

I, _____ a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that _____ personally known to me to be the Liquidation _____ of KONDAUR CAPITAL CORPORATION, a Delaware corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such he/she 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 their 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 _____ day of _____, 20_____.

See Attached

Notary Public

Commission expires _____

Prepared By:

John J. Voutiritsas
8770 W BRYN MAWR, SUITE 1300
CHICAGO, IL 60631

Send subsequent tax bills to:

HECTOR A10250
21 MADISON W.
STREAMWOOD, IL 60107

MAIL TO:

GERARDO BADIAGO, ESQ.
121 S. WILKES RD, #301
Arlington HTS, IL 60005

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATE OF _____)
) ss.
COUNTY of _____)

I, _____ a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that _____ personally known to me to be the Liquidation _____ of KONDAUR CAPITAL CORPORATION, a Delaware corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such he/she 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 their 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 _____ day of _____, 20_____.

See attached
Notary Public

Commission expires _____

Prepared By:

John J. Voutiritsas
8770 W BRYN MAWR, SUITE 1300
CHICAGO, IL 60631

Send subsequent tax bills to:

MAIL TO:

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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CALIFORNIA NOTARY ACKNOWLEDGEMENT

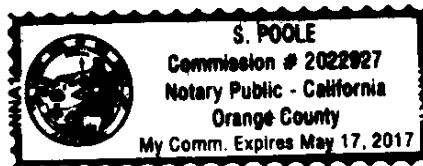
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA
COUNTY OF ORANGE

On 8/5/2015 before me, S. Poole, a Notary Public personally appeared Dan Hasfield who proved to me on the basis of satisfactory evidence to be the person(s) who name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of CALIFORNIA that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



S. Poole (Notary Seal)
Signature of Notary Public – S. Poole
My Commission Expires: 05/17/2017

Orange County Clerk's Office