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Doc#: 1527357360 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/30/2015 11:47 AM Pg: 1 of 3

Dec ID 20150801615050
ST/CO Stamp 0-475-217-792 ST Tax \$445.00 CO Tax \$222.50

CFR 15 WSSB1609 OP 1/1 (L.S.)

Property of Cook County Clerk's Office

(Space above for Recording Info)

Special Warranty Deed

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SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That BAYVIEW LOAN SERVICING, LLC
a Delaware Limited liability company,
herein called 'GRANTOR',
whose mailing address is:

4425 Ponce DeLeon Boulevard
Coral Gables, Florida 33146

FOR AND IN CONSIDERATION OF

TEN and NO/100 DOLLARS, and other good

and valuable consideration, to it in hand paid by the party or parties identified below as
GRANTEE hereunder, by these presents does grant, bargain, and sell unto:

GEORGE CHEN

called 'GRANTEE' whose mailing address is: 1190 Mountain View Alviso Rd. Unit P,
SunnyVale, CA 94089

all that certain real property situated in Cook County, Illinois and more particularly described as
follows:

LOT 19 IN WALTER S. BALTIS RESUBDIVISION OF SUNDRY LOTS AND PARTS OF
LOTS IN BLOCKS 25, 32 AND 33 IN 3RD DIVISION OF RIVERSIDE IN SECTION 25 AND
SECTION 36, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL
MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED, JANUARY 12, 1956 AS
DOCUMENT 16466912 IN COOK COUNTY, ILLINOIS.

Permanent Tax No.: 15-25-312-008-0000

Address of Property: 332 Gatesby Road, Riverside, IL 60546

TO HAVE AND TO HOLD the above described premises, together with all the rights and
appurtenances thereto in any wise belonging, unto the said GRANTEE, his heirs or successors
and assigns forever, subject to: (a) covenants, conditions and restrictions of record; (b) private,
public and utility easements and roads and highways, if any; (c) party wall rights and
agreements, if any; (d) existing leases and tenancies, if any; (e) special taxes or assessments for
improvements not yet completed, if any; (f) installments not due at the date hereof of any special
tax or assessment for improvements heretofore completed, if any; (g) general real estate taxes not
yet due or payable; (h) building code violations and judicial proceedings relating thereto, if any;
(i) existing zoning regulations; (j) encroachments if any, as may be disclosed by a plat of survey;
(k) drainage ditches, drain tiles, feeders, laterals and underground pipes, if any; and (l) all
mineral rights and easements in favor of mineral estate.

CT-Price
15 WSS B1669 CP
1/1 (L.C.)

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GRANTOR will defend the same against the lawful claims of all persons claiming by, through or under GRANTOR, and no others.

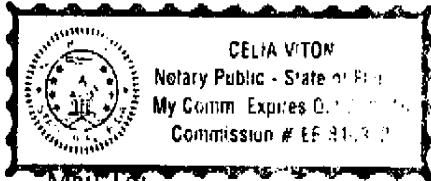
IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed and sealed this 16 day of August, 2015 in its name by Patrick Boyle its AVP thereunto authorized by resolution of its Managers.

BAYVIEW LOAN SERVICING, LLC
BY:

[Signature]
PATRICK BOYLE AVP

STATE OF Florida
COUNTY OF Miami Dade

The foregoing instrument was acknowledged before me this 19 day of August, 2015 by Patrick Boyle as AVP of BAYVIEW LOAN SERVICING, L.L.C.



[Signature]
NOTARY PUBLIC

Mail To:
George Chen
PO Box 3508
Santa Clara CA 95055

Send Subsequent Tax Bills To:
George Chen
PO Box 3508
Santa Clara CA 95055

Compliance or Exemption Approved
Village of Riverside

BY: Debra Walston

Date: 9-16-15

This instrument prepared by:
Kenneth D. Slomka
Slomka Law Group
15255 S. 94th Ave., Suite 602
Orland Park, IL 60462

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