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Doc#: 1535719102 Fee: \$46.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 12/23/2015 02:48 PM Pg: 1 of 5

This Document Prepared By:

| | Potestivo & Associates, PC | | |
|---|---------------------------------|--|--|
| | Caitlin E. Cipri | | |
| Į | 223 W. Jackson Blyd. Suite at 9 | | |

223 W. Jackson Blvd., Suite of

Chicago, IL 60606

After Recording Return To:

| Weislaw Demaj | |
|--------------------|--|
| 1501 Connor Ave | |
| Lockport, IL 60441 | |

SPECIAL WARRANTY DE ED

104 COUP

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its 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 all matters set forth on Exhibit B.

CCRD REVIEWER_

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Grantor makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the Grantor acquired title.

This conveyance is made subject to all matters set forth on Exhibit B.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity the Gr.

Cook County Clark's Office and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behalf of the Grantee forever.

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| Executed by the undersigned on | , 2015: |
|--|--|
| By: Ocwen Loan Name: Jacquelii | National Association S. Wuchcel Servicing, LLC, as Attorney-In-Fact ne S. Michaelson Annagement Coordinator |
| foregoing instrument, appeared before the this d | Fact for Bank of America, National he same person whose name is subscribed to the ay in person and acknowledged that as such ivered the instrument as [HIS] [HER] free and and deed of said, for |
| Commission expires 20 Notary Public P W3 5 SEND SUBSEQUENT TAX BILLS TO: Weislaw Demaj 1501 Connor Ave Lockport, IL 60441 POA recorded on January 3, 2013 as Instrum | Resonably Known To Me Kristin Frontera Notary Public State of Florida Kristin Frontera My Commission SF 108101 |
| OF MARKHAM Water Stamp | ESTATE TRANSFER TAX 24-Dec-2015 |

CITY

1392

COUNTY: 23.00 ILLINOIS: 46.00 TOTAL: 69.00 28-14-405-018-0000 | 20151101647515 | 1-308-619-840

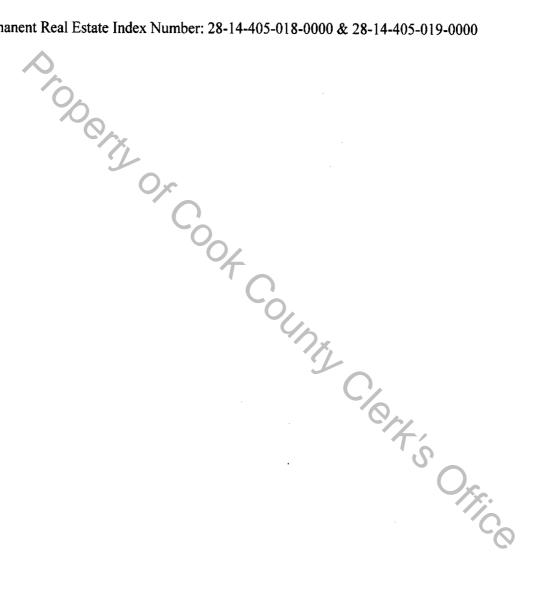
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Exhibit A Legal Description

LOTS 18 AND 19 IN BLOCK 1 IN CROISSANT PARK MARKHAM 12TH ADDITION, BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 36 NORTH, RANGE 13, SOUTH OF THE INDIAN BOUNDARY LINE, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 28-14-405-018-0000 & 28-14-405-019-0000



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Exhibit B

Permitted Encumbrances

- 1. The lien of taxes and assessments for the current year and subsequent years;
- 2. Matters that would be shown by an accurate survey and inspection of the property;
- 3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable:
- 4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);
- 5. All roads and legal highways;
- 6. Rights of parties in possession (if any); and
- 7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity up in the property.