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Doc#: 1604918032 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/18/2016 10:06 AM Pg: 1 of 3

156255

(top 3 inches reserved for recording data)

QUITCLAIM DEED

THIS QUITCLAIM DEED, by Grantor, **WELLS FARGO BANK, N.A.**, a National Association organized under the laws of the United States, whose tax mailing address is **4101 WISEMAN BOULEVARD, MAC T7422-010, SAN ANTONIO, TX 78251**, and whose telephone number is (877) 813-7316, for consideration paid, conveys and quitclaims to Grantee, **FEDERAL NATIONAL MORTGAGE ASSOCIATION**, whose address is C/O WELLS FARGO HOME MORTGAGE MAC X9999-01N, 1000 BLUE GENTIAN ROAD, SUITE 300, EAGAN, MN 55121 and whose telephone number is (877) 813-7316.

WITNESSETH, That the said first party, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration paid by the second party, the receipt of which is hereby acknowledged does or do by these presents **QUITCLAIM** unto the said Grantee its successors and assigns forever, all the right, title, interest and claim, if any, which the said Grantor has in and to the following described real estate, and the improvements and appurtenances thereto in the County of **COOK**, State of **ILLINOIS** to wit:

Legal Description:

LOT 1 IN THE RESUBDIVISION OF LOT 111 IN FREDERICK H. BARTLETT'S 48TH AVENUE SUBDIVISION OF LOT 'A' (EXCEPT RAILROAD) IN CIRCUIT COURT PARTITION OF THE SOUTH 1/2 OF THAT PART OF THE NORTH WEST 1/4 LYING SOUTH OF ILLINOIS MICHIGAN CANAL IN SECTION 3, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

THE PROPERTY HEREINABOVE DESCRIBED WAS ACQUIRED BY THE GRANTOR BY INSTRUMENT RECORDED AS DOCUMENT NO. 1518145059, COOK COUNTY, STATE OF ILLINOIS ON 06/30/2015.

Commonly Known As: 4411 SOUTH KEATING AVENUE, CHICAGO, IL 60632

Parcel No.: 19-03-305-016-0000

210-NTL-V3


Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453 2/3

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3



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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 Agent, the day and year first above written.

REAL ESTATE TRANSFER TAX	18-Feb-2016
	CHICAGO: 0.00
	CTA: 0.00
	TOTAL: 0.00 *

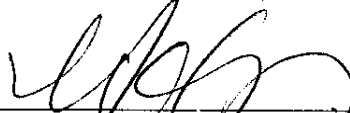
19-03-305-016-0000 | 20160201670283 | 1-559-720-512

* Total does not include any applicable penalty or interest due.

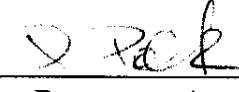
REAL ESTATE TRANSFER TAX	18-Feb-2016
 	COUNTY: 0.00
	ILLINOIS: 0.00
	TOTAL: 0.00

19-03-305-016-0000 | 20160201670283 | 1-440-238-144

WELLS FARGO BANK, N.A.


 BY: Megan Clair
 ITS: VP Loan Documentation

Exempt under provision of Paragraph B Section 31-45, Real Estate Transfer Tax Act.

1/14/16 
 Date Buyer, Seller or Representative

STATE OF Iowa)
) .SS
 COUNTY OF Dallas)

On this date, before me personally appeared Megan Clair, VP Loan Documentation, before me known to be the person who executed the foregoing instrument on behalf of the Seller, and acknowledged that he/she executed the same as his/her free act and deed.

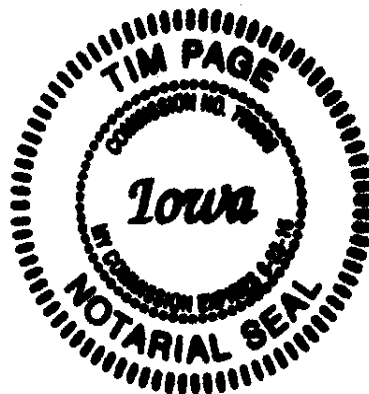
In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of Iowa aforesaid, this 14th day of January, 20 16.

Tim Page
 Notary Public
 My term Expires: 6.23.16

Parcel No.: 19-03-305-016-0000

Prepared By:
 LARRY A. WHITNEY
 231 NORTH ALDINE AVE
 PARK RIDGE, IL 60068

When Recorded Return to: Mail tax bills to
 Stewart Title Company
 601 Canyon Dr., STE 100
 Coppell, TX 75019



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STATEMENT BY GRANTOR AND GRANTEE

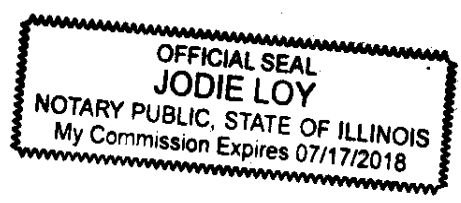
THE GRANTOR OR HIS AGENT AFFIRMS THAT, TO THE BEST OF HIS KNOWLEDGE, THE NAME OF THE GRANTEE SHOWN ON THE DEED OR ASSIGNMENT OF BENEFICIAL INTEREST IN A LAND TRUST IS EITHER A NATURAL PERSON, AN ILLINOIS CORPORATION OR FOREIGN CORPORATION AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE IN ILLINOIS, A PARTNERSHIP AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE IN ILLINOIS, OR OTHER ENTITY RECOGNIZED AS A PERSON AND AUTHORIZED TO DO BUSINESS OR ACQUIRE TITLE TO REAL ESTATE UNDER THE LAWS OF THE STATE ILLINOIS.

Dated 1-14-16

SIGNATURE *[Signature]*
Grantor or Agent

Subscribed and sworn to before me by the said *[Signature]*
this 14 (th) day of Jan, 2016

Notary Public *[Signature]*



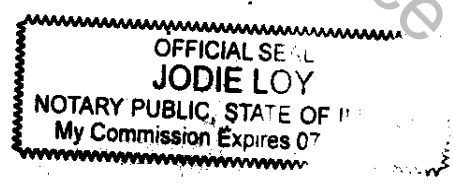
THE GRANTEE OR HIS AGENT AFFIRMS AND VERIFIES THAT THE NAME OF THE GRANTEES SHOWN ON THE DEED OR ASSIGNMENT OF BENEFICIAL INTEREST IN A LAND TRUST IS EITHER A NATURAL PERSON, AN ILLINOIS CORPORATION OR FOREIGN CORPORATION AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE IN ILLINOIS, OR OTHER ENTITY RECOGNIZED AS A PERSON AND AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE UNDER THE LAWS OF THE STATE OF ILLINOIS.

Dated: 1-14-16

SIGNATURE *[Signature]*
Grantee or Agent

Subscribed and sworn to before me by the said *[Signature]*
this 14 (th) day of Jan, 2016

Notary Public *[Signature]*



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.