

UNOFFICIAL COPY

SPECIAL
WARRANTY
DEED

*(the property being conveyed
herein was foreclosure property)*

Return to:

5465 York Rd #100
Bensenville, IL 60106

Name and Address of Taxpayer:

Cesar Linares
301 East 84th Street, Apt. 19F,
New York, NY 10128



Doc#: 1611919102 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/28/2016 11:36 AM Pg: 1 of 3

This space for recording information only

This SPECIAL WARRANTY DEED, executed this 28 day of MARCH, 2016, U.S. BANK NATIONAL ASSOCIATION, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee, successor by merger to LaSalle Bank, National Association, as Trustee for Merrill Lynch Mortgage Investors Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-FMI, with a business address of 8950 Cypress Waters Boulevard, Coppell, TX 75019, hereinafter referred to as **GRANTOR**, conveys and special warrants to CESAR LINARES, a single ~~married/unmarried~~ man, residing at 301 East 84th Street, Apt. 19F, New York, NY 10128, hereinafter referred to as **GRANTEE**:

Wherever used herein the terms "GRANTOR" AND "GRANTEE" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.

GRANTOR, for and in consideration of the sum of ONE HUNDRED TWENTY THREE THOUSAND NINE HUNDRED and 00/100 DOLLARS (\$123,900.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells assigns, remise, releases, conveys and confirms unto the GRANTEE, all that certain land, situated in Cook County, Illinois, viz:

THE WEST 20 FEET OF THE EAST 40 FEET OF THAT PART OF THE SOUTH 1/2 OF LOT 5 LYING EAST OF ST. LAWRENCE AVENUE IN LAVINIA AND COMPANY'S SUBDIVISION OF GARDEN AND COTTAGE LOTS OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PK

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BEING THE SAME PROPERTY CONVEYED TO U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FMI BY DEED RECORDED 10/26/2015 AS DOCUMENT NUMBER 1529916077 IN THE CLERK'S OFFICE IN THE OFFICIAL RECORDS OF COOK COUNTY, ILLINOIS.

Property Address: 618 East 50th Place, Chicago, IL 60615

Permanent Index Number#: 20-10-225-009-0000

The legal description was obtained from a previously recorded instrument.

SUBJECT ONLY TO THE FOLLOWING, IF ANY: GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT TIME OF CLOSING, COVENANTS, CONDITIONS, RESTRICTIONS OF RECORD, BUILDING LINES AND EASEMENTS IF ANY, SO LONG AS THEY DO NOT INTERFERE WITH PURCHASER'S USE AND ENJOYMENT OF THE PROPERTY.

FURTHER SUBJECT TO ALL MATTERS OF RECORD.

TO HAVE AND TO HOLD, the same in fee simple, to the Grantee, Grantee's heirs and/or assigns, with covenants on the part of the Grantor, (1) that at the time of the making and delivery of this deed the Grantor is the lawful owner of an indefeasible estate in fee simple, in and to the premises therein described, and had good right and full power to convey the same; (2) that the same is free from all encumbrances made or suffered by the Grantor, and it cannot be held to warrant title generally against all persons; and (3) that it does further covenant and bind itself, and its successors and assigns to warrant and forever defend the title to the property to the said Grantee against the lawful claims of all persons claiming by, through or under the Grantor, but no further or otherwise. Such covenants shall be obligatory upon any Grantor, its successors and assigns, as fully and with like effect as if written at length herein.

The undersigned is executing this Deed on behalf of said Grantor entity and represents and certifies that the undersigned is a duly elected officer, other authorized corporate official, or agent of the Grantor and has been fully empowered by Grantor to execute and deliver this deed, and further certifies that the Grantor has full corporate capacity to convey the real estate described herein, and that all necessary corporate action for the making of such conveyance has been taken and done.

REAL ESTATE TRANSFER TAX

28-Apr-2016



CHICAGO:	930.00
CTA:	372.00
TOTAL:	1,302.00 *

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REAL ESTATE TRANSFER TAX

28-Apr-2016



COUNTY:	62.00
ILLINOIS:	124.00
TOTAL:	186.00

20-10-225-009-0000 | 20160401691567 | 0-873-943-360

20-10-225-009-0000 | 20160401691567 | 1-281-659-200

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

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IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal this 28 day of MARCH, 2016.

Recording state does not require witnesses.

U.S. BANK NATIONAL ASSOCIATION, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee, successor by merger to LaSalle Bank, National Association, as Trustee for Merrill Lynch Mortgage Investors Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-FMI

By: Nationstar Mortgage, LLC, as its Attorney-in-Fact

STATE OF TX

By: _____

COUNTY OF Denton

Patricia McCutchen, Assistant Secretary
Printed Name Title

Power of Attorney recorded in Book _____, Page _____ or is being recorded concurrently herewith

BEFORE ME, on the 28 day of MARCH, 2016, the undersigned authority, personally appeared Patricia McCutchen, who is the Assistant Secretary, of Nationstar Mortgage, LLC, as attorney-in-fact for U.S. BANK NATIONAL ASSOCIATION, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee, successor by merger to LaSalle Bank, National Association, as Trustee for Merrill Lynch Mortgage Investors Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-FMI, on behalf of said entity, with full authority to act for said entity in this transaction, who is known to me or has shown _____ as identification, who after being by me first duly sworn, deposes and says that he/she has the full legal authority to execute and deliver this deed on behalf of the aforementioned entity.

Given under my and official seal this 28 day of MARCH, 2016.

[Signature]
Notary Public

Assistant Secretary
Title (and Rank)
My commission expires: 12-8-18

