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Doc#: 1622216027 Fee: \$48.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/09/2016 11:43 AM Pg: 1 of 6

This Document Prepared By:

Potestivo & Associates PC
Caitlin E. Cipri
223 W. Jackson Blvd., Suite 610
Chicago, IL 60606

After Recording Return To:

L & G Investment LLC
551 Marie Drive
South Holland, IL 60473

SPECIAL WARRANTY DEED

THIS INDENTURE made this 10 day of may, 2016, between **U.S. Bank National Association, as Trustee for MASTR Adjustable Rate Mortgages Trust 2007-1, Mortgage Pass-Through Certificates, Series 2007-1 by Ocwen Loan Servicing, LLC as attorney in-fact**, whose mailing address is **C/o Ocwen Loan Servicing, LLC, 1661 Worthington Road Suite 100, West Palm Beach, FL 33409** hereinafter ("Grantor"), and **L & G Investment LLC, An Illinois Limited Liability company**, whose mailing address is **551 Marie Drive, South Holland, IL 60473** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Sixty-Four Thousand Forty-Four Dollars (\$64,044.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, does GRANT, BARGAIN AND SELL unto the Grantees, and to their heirs and assigns, FOREVER, the real property situated in the County of **Cook** and State of Illinois and more particularly described on Exhibit A and known as **551 Marie Drive, South Holland, IL 60473**.

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

REAL ESTATE TRANSFER TAX

09-Aug-2016



COUNTY:	32.25
ILLINOIS:	64.50
TOTAL:	96.75

CCRD REVIEW 

29-22-208-019-0000

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claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to all matters set forth on Exhibit B.

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 and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behalf of the Grantee forever.

Property of Cook County Clerk's Office

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Executed by the undersigned on may 18, 2016:

GRANTOR:

U.S. Bank National Association, as Trustee for MASTR Adjustable Rate Mortgages Trust 2007-1, Mortgage Pass-Through Certificates, Series 2007-1

By: Moraima Medina

By: **Ocwen Loan Servicing, LLC, as Attorney-In-Fact**

Name: **Moraima Medina**

Title: *** Contract Management Coordinator**

STATE OF FLORIDA)
) SS
COUNTY OF Palm Beach)

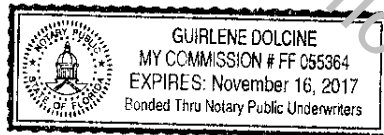
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Moraima Medina (personally known to me) to be the * of **Ocwen Loan Servicing, LLC, as Attorney-In-Fact for U.S. Bank National Association, as Trustee for MASTR Adjustable Rate Mortgages Trust 2007-1, Mortgage Pass-Through Certificates, Series 2007-1** and (personally known to me) to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such * [HE] [SHE] signed and delivered the instrument as [HIS] [HER] free and voluntary act, and as the free and voluntary act and deed of said *, for the uses and purposes therein set forth.

Given under my hand and official seal, this 18 day of may, 2016

Commission expires 11/16, 2017
Notary Public

Guirle Dolcine
Guirle Dolcine

SEND SUBSEQUENT TAX BILLS TO:
L & G Investment LLC
551 Marie Drive
South Holland, IL 60473



POA recorded simultaneously herewith

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Exhibit A
Legal Description

LOT 141 IN HOEKSTRA'S SECOND ADDITION TO DUTCH VALLEY, BEING A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 29-22-208-019-0000

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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 upon the property.

Property of Cook County Clerk's Office

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THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

**VILLAGE OF SOUTH HOLLAND
CERTIFICATE OF PAYMENT
OF OUTSTANDING SERVICE CHARGES**

The undersigned, Deputy Village Clerk for the Village of South Holland, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: **U.S. Bank**
Mailing Address: **1661 Worthington Rd., Ste 100**
Telephone No.: **312-263-0003**
Attorney or Agent: **Potestivo & Associates**
Telephone No.: **312-263-0003**
Fax No. **248-267-3070**
Property Address: **551 Marie Dr**
South Holland, IL 60473
Property Index Number (PIN): **29-22-208-019-0000**
Water Account Number: **0240084003**
Date of Issuance: **7/18/16**

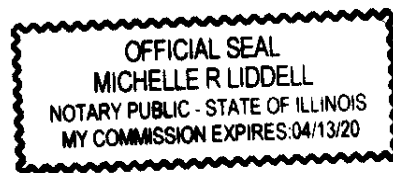
State of Illinois)
County of Cook)

This instrument was acknowledged before me on July 18, 2016 by

Michelle R Liddell
Michelle R Liddell
(Signature of Notary Public)
(SEAL)

VILLAGE OF SOUTH HOLLAND

By: Michael Verone 7/18/16
Deputy Village Clerk or Representative



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.