

# UNOFFICIAL COPY

Doc#: 1628017044 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/06/2016 10:22 AM Pg: 1 of 3

Dec ID 20161001665143  
ST/CO Stamp 1-572-820-800 ST Tax \$61.00 CO Tax \$30.50  
City Stamp 2-141-607-744 City Tax: \$640.50

Commitment Number # 16ST06149 *Rm*

This instrument prepared by:  
Segel Law Group, Inc.  
1827 Walden Office Square, Suite 450  
Schaumburg IL 60173

After Recording Return To:  
Ryszard Surdel  
7933 S. Sacramento Ave.  
Chicago, IL 60652

Mail Tax Statements To: Ryszard Surdel; 7933 S. Sacramento Ave., Chicago IL 60652

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER**  
**19-36-104-017-0000**

## SPECIAL WARRANTY DEED

**HSBC Bank USA National Association, as Trustee for Ace Securities Corp. Home Equity Loan Trust, Series 2006-CWI, Asset Backed Pass-Through Certificates, whose mailing address is 8950 Cypress Water Blvd., Coppell, TX 75019, hereinafter grantor, for \$60,900.00 (Sixty Thousand Nine Hundred Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to Ryszard Surdel, hereinafter grantee, whose tax mailing address is 7933 S. Sacramento Ave., Chicago IL 60652, the following real property:**

**Lot 17 in Block 28 in Third Addition to Hinkamp and Company's Western Avenue Subdivision, being a Subdivision of the Northeast 1/4 of the Northwest 1/4 of Section 36, Township 38 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.**

**Property Address is: 7933 S. Sacramento Avenue, Chicago, IL 60652**

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Seller 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 seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

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.

Prior instrument reference: **1613215069**

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Commitment Number# 16ST06149RM

Executed by the undersigned on Sept 23, 2016 :

**HSBC Bank USA National Association, as Trustee for Ace Securities Corp. Home Equity Loan Trust, Series 2006-CWI, Asset Backed Pass-Through Certificates**

**By Nationstar Mortgage, LLC as its Attorney in Fact**

By: [Signature]

Name: Florika Baldwin  
Assistant Secretary

Its: \_\_\_\_\_

STATE OF Colorado  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me on Sept 23, 2016, by Florika Baldwin its Assistant Secretary on behalf of **HSBC Bank USA National Association, as Trustee for Ace Securities Corp. Home Equity Loan Trust, Series 2006-CWI, Asset Backed Pass-Through Certificates, By Nationstar Mortgage, LLC as its attorney in fact**, who has produced \_\_\_\_\_ as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

JEANNINE R HANSON  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID # 20164025600  
MY COMMISSION EXPIRES 07-06-2020

[Signature]  
Notary Public

**MUNICIPAL TRANSFER STAMP  
(If Required)**

**COUNTY/ILLINOIS TRANSFER STAMP  
(If Required)**

EXEMPT under provisions of Paragraph \_\_\_\_\_ Section 31-45, Property Tax Code.

Date: \_\_\_\_\_

\_\_\_\_\_  
Buyer, Seller or Representative