

# UNOFFICIAL COPY

Doc#: 1628717003 Fee: \$56.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/13/2016 09:02 AM Pg: 1 of 5

Return to:  
Wheatland Title Guaranty  
105 W. Veterans Parkway  
Yorkville, IL 60560

Dec ID 20161001665351  
ST/CO Stamp 2-137-667-392 ST Tax \$80.00 CO Tax \$40.00

HC-2016CG-3526

1 of 1

Return to:  
Sara J. Gray, Attorney  
1106 W. Jefferson St.  
Joliet, IL 60435

This Document Prepared By:

Ginali Associates PC
947 N. Plum Grove Road
Schaumburg, IL 60173

After Recording Return To:

Paul B. Rubin
Michelle K. Sodini Rubin
315 E. 72 <sup>nd</sup> Street
New York, NY 10021

## QUIT CLAIM DEED

THIS INDENTURE made this 20 day of SEPTEMBER, 2016, between **Bank of America, N.A.**, hereinafter ("Grantor"), and, **Paul B. Rubin and Michelle K. Sodini Rubin**, whose mailing address **315 E. 72nd Street, New York, NY 10021** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of **Eighty Thousand Dollars and 00/100 (\$80,000.00)**, and other good and valuable consideration, the receipt of which is hereby acknowledged, does REMISE, RELEASE, QUIT CLAIM unto the Grantees FOREVER, the real property situated in the County of Cook and State of Illinois and more particularly described on Exhibit A and known as **33 Oakview Road, Matteson, IL 60443**.



*\* a married couple, not as tenants in common, but as joint tenants*  
And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, his 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.

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

REAL ESTATE TRANSFER TAX		07-Oct-2016
		COUNTY: 40.00
		ILLINOIS: 80.00
		TOTAL: 120.00
31-17-206-017-0000		20161001665351   2-137-667-392

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Executed by the undersigned on SEPTEMBER 20, 2016:

GRANTOR:

Bank of America, N.A.

By: [Signature] 9-20-16  
Name: ANN LOUISE ALLED  
Title: ASSISTANT VICE PRESIDENT (AVP)

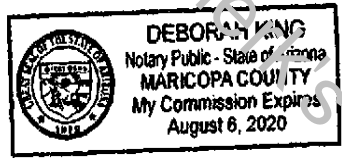
STATE OF ARIZONA  
COUNTY OF MARICOPA

The foregoing instrument was acknowledged before me on SEPTEMBER 20, 2016 by ANN LOUISE ALLED as AVP on behalf of Bank of America, N.A., who is known to me or has produced DRIVER LICENSE 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.

Given under my hand and official seal, this 20 day of SEPTEMBER, 2016.

Commission expires 8/6, 2020  
Notary Public

[Signature]  
Notary Deborah King



SEND SUBSEQUENT TAX BILLS TO:

**Paul B. Rubin**  
**Michelle K. Sodini Rubin**  
315 E. 72nd Street  
New York, NY 10021

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## EXHIBIT A

### Legal Description

LOT 361 IN WOODGATE GREEN UNIT NO. 3, BEING A SUBDIVISION OF PART OF THE NORTH EAST  $\frac{1}{4}$  OF SECTION 17 AND PART OF THE EAST  $\frac{1}{2}$  OF THE NORTH WEST  $\frac{1}{4}$  OF SAID SECTION 17, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 13, 1972 AS DOCUMENT 22083599, IN COOK COUNTY, ILLINOIS.

Pin # 31-17-206-017-0000

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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.