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Doc# 1705419041 Fee \$46.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/23/2017 11:00 AM PG: 1 OF 5

This Document Prepared By:

Potestivo & Associates, P.C.
Caitlin E Cipri
223 W Jackson Blvd., Suite 610
Chicago, Illinois 60606

After Recording Return To:

Fresh Start Properties, Inc
2107 W. Exchange
Crete, Illinois 60417

SPECIAL WARRANTY DEED

THIS INDENTURE made this 31 day of January 2017, between **Deutsche Bank National Trust Company, As Trustee for Bravo Mortgage Asset Trust 2006-1, Bravo Mortgage Asset Backed Pass-Through Certificates, Series 2006-1**, whose mailing address is **C/O Ocwen Loan Servicing, LLC, 1661 Worthington Road, Suite 100, West Palm Beach, FL 33409** hereinafter ("Grantor"), and **Fresh Start Properties, Inc, An Illinois Corporation** whose mailing address is **2107 W Exchange, Crete, IL 60417** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Fifty-Two Thousand Five Hundred Forty-Nine Dollars and 00/100 (\$52,549.00), 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 **8853 South Throop Street, Chicago, IL 60620-3430**.

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 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.

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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 January 31, 2017:

GRANTOR:

**Deutsche Bank National Trust Company, As Trustee
for Bravo Mortgage Asset Trust 2006-1, Bravo
Mortgage Asset Backed Pass-Through Certificates,
Series 2006-1,**

By: Samuel Moreno Jr.

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

Name: Samuel Moreno Jr.

Title: Contract Management Coordinator

Property of Cool... Office

STATE OF FLORIDA

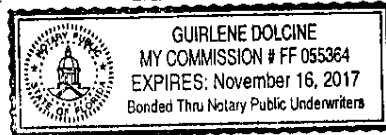
COUNTY OF Palm Beach

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Samuel Moreno Jr., personally known to me to be the Contract Management Coordinator of **Ocwen Loan Servicing, LLC, as Attorney-in Fact for Deutsche Bank National Trust Company, As Trustee for Bravo Mortgage Asset Trust 2006-1, Bravo Mortgage Asset Backed Pass-Through Certificates, Series 2006-1**, 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 Contract Management Coordinator [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 Contract Management Coordinator, for the uses and purposes therein set forth.

Given under my hand and official seal, this 31 day of January, 2017

Commission expires , 20
Notary Public

Guirlene Dolcine
Guirlene Dolcine



SEND SUBSEQUENT TAX BILLS TO:
Fresh Start Properties, Inc
2107 W Exchange
Crete, IL 60417

POA recorded 7/15/2016 as Instrument No: 2016-0091823

REAL ESTATE TRANSFER TAX	23-Feb-2017
CHICAGO:	397.50
CTA:	159.00
TOTAL:	556.50

REAL ESTATE TRANSFER TAX	23-Feb-2017
COUNTY:	26.50
ILLINOIS:	53.00
TOTAL:	79.50

25-05-114-015-0000 | 20170201608428 | 0-462-549-696

25-05-114-015-0000 | 20170201608428 | 0-390-197-952

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

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Exhibit A
Legal Description

LOT 14 IN BLOCK 7 IN E.L. BRAINERD'S RESUBDIVISION OF BLOCKS 1 TO 8 AND 11 IN W.O. COLE'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 (EXCEPT THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4) OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 25-05-114-015-0000

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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.

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