

# UNOFFICIAL COPY



Doc# 1709713025 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/07/2017 10:41 AM PG: 1 OF 3

**After Recording Return To:**  
Farah Al Sweity  
14221 Linder Avenue  
Midlothian, IL 60445

**This Instrument Prepared by:**  
Danielle A. Pinkston - Esq.  
55 East Monroe, Suite #3800  
Chicago, IL. 60603

**Mail Tax Statements To:**  
Farah Al Sweity  
14221 Linder Avenue  
Midlothian, IL 60445

**Ref.#** 1007552374T

**APN:** 28043070050000

This space for recording information only

## SPECIAL WARRANTY DEED

This SPECIAL WARRANTY DEED executed this 28 day of February, 2017, by WELLS FARGO BANK N.A., as Trustee, for Carrington Mortgage Loan Trust, Series 2006-NC3 Asset-Backed Pass-Through Certificates, whose address is 1600 South Douglass Road, Suite 130A, Anaheim, CA 92806, hereinafter called GRANTOR, grants to FARAH AL SWEITY, whose address is 14221 Linder Avenue, Midlothian, IL 60445, hereinafter called GRANTEE:

GRANTOR, for and in consideration of the sum of \$75,000.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, assigns, remiss, releases, conveys and confirms unto the GRANTEE, all that certain land, situated in Cook County, Illinois, yiz:

LOT 17 IN HILLTOP ESTATE NO. 2, BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 4, LYING SOUTH OF BLUE ISLAND ROAD (EXCEPT THE SOUTH 25 FEET OF THE WEST 541.6 FEET THEREOF) AND THAT PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 5, LYING SOUTH OF BLUE ISLAND ROAD AND THAT PART OF THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 5, LYING SOUTH OF BLUE ISLAND ROAD ALL IN TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 14221 Linder Avenue, Midlothian, IL 60445

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To have and to hold, the same in fee simple forever.

And the Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey this land; that the Grantor hereby specially warrants that title to the land is free from all encumbrances made by Grantor, and Grantor will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

REAL ESTATE TRANSFER TAX

07-Apr-2017



COUNTY: 37.50  
ILLINOIS: 75.00  
TOTAL: 112.50

28-04-307-005-0000

| 20170301629093 | 1-674-333-888

# UNOFFICIAL COPY

In witness whereof, Grantor has hereunto set a hand and seal the day and year first written above.

**WELLS FARGO BANK N.A., as Trustee, for Carrington Mortgage Loan Trust, Series 2006-NC3 Asset-Backed Pass-Through Certificates**

**By: CARRINGTON MORTGAGE SERVICES, LLC., as attorney in fact**

By:  02/28/2012

Title: Scott Hazen  
REO Manager

Printed Name Scott Hazen  
REO Manager

STATE OF \_\_\_\_\_ )

**See Attached**

COUNTY OF \_\_\_\_\_ )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that \_\_\_\_\_, personally known to me to be the \_\_\_\_\_ of CARRINGTON MORTGAGE SERVICES, LLC. as attorney in fact for WELLS FARGO BANK N.A., as Trustee, for Carrington Mortgage Loan Trust, Series 2006-NC3 Asset-Backed Pass-Through Certificates, 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 severally acknowledged that he/she signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by said corporation, as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

\_\_\_\_\_  
Notary Public  
My commission expires: \_\_\_\_\_

**Exempt under provisions of 35 ILCS 200/, Sec. 31-45,  
Para. E Real Estate Transfer Tax Law.**

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

**OR DOCUMENTARY STAMPS**

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

# UNOFFICIAL COPY

## ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

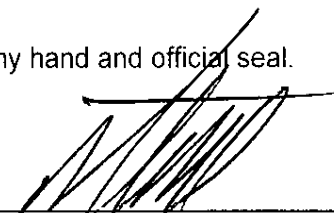
State of California  
County of Orange )

On February 28, 2017 before me, Christian Proano Notary Public  
(insert name and title of the officer)

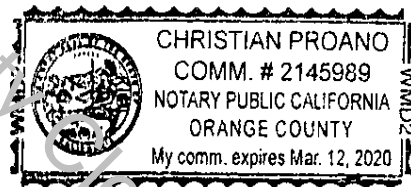
personally appeared Scott Hazen  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature 

(Seal)



Property of Orange County Clerk's Office