

UNOFFICIAL COPY

Mail to:
Ginali Associates PC
947 N Plum Grove Rd
Schaumburg, IL 60173

Doc#: 1719257004 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/11/2017 08:44 AM Pg: 1 of 4

Dec ID 20170601681033
ST/CO Stamp 1-981-535-680 ST Tax \$425.50 CO Tax \$212.75

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

SPECIAL WARRANTY DEED (CORPORATION TO INDIVIDUAL) ILLINOIS

01146-47544
THIS INDENTURE, made between **HSBC Bank USA, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates Series 2006-AR16** duly authorized to transact business in the State of ILLINOIS, party of the first part, and **Eryk Piatkowski**, whose address is 23696 N. Elm Road, Lincolnshire, IL 60069, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) and other valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all interest in the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

See Attached Exhibit A

SUBJECT TO GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE; ANY SPECIAL ASSESSMENTS NOT YET DUE AND PAYABLE; BUILDING, BUILDING LINE AND USE OR OCCUPANCY RESTRICTIONS; CONDITIONS AND COVENANTS OF RECORD; ZONING LAWS AND ORDINANCES; EASEMENTS FOR PUBLIC UTILITIES; DRAINAGE DITCHES, FEEDERS AND DRAIN TILE, PIPE OR OTHER CONDUIT AND ALL OTHER MATTERS OF RECORD AFFECTING THE PROPERTY.

Together with all and singular the hereditaments and appurtenances hereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND HOLD** the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Warranties given herein are limited to the acts of the Grantor and subject to easements, covenants and restrictions of record.

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PERMANENT REAL ESTATE INDEX NUMBER(S): 04-06-406-009-0000
PROPERTY ADDRESS (ES): 3849 Brittany Road, Northbrook, IL 60062

IN WITNESS WHEREOF, said party of the first part has caused on 6/14/17.

HSBC Bank USA, National Association as
Trustee for Wells Fargo Asset Securities
Corporation, Mortgage Pass-Through
Certificates Series 2006-AR16 by Wells Fargo
Bank N.A. as attorney in fact, by POA
recorded in Cook County, IL 11/9/2015 in
document # 1531308021.

Property of Cook County

By: Susan I Brown

Name: _____ 6/14/17

Its: SUSAN I. BROWN
Vice President, Loan Documentation

State of Iowa

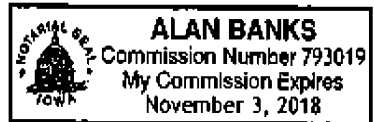
County Dallas

On this 14th day of June, A.D., 2017, before me, a Notary Public
in and for said county, personally appeared Susan I Brown, to
me personally known, who being by me duly sworn (or affirmed) did say that that person
is VPCD (title) of said Wells Fargo Bank, N.A. as attorney in fact for **HSBC
Bank USA, National Association as Trustee for Wells Fargo Asset Securities
Corporation, Mortgage Pass-Through Certificates Series 2006-AR16**, by authority of
its board of (directors or trustees) and the said (officer's name)
Susan I Brown acknowledged the execution of said instrument to be the
voluntary act and deed of said (corporation or association) by it voluntarily executed.

[Signature] (Signature)

(Stamp or Seal)

Notary Public



REAL ESTATE TRANSFER TAX		07-Jul-2017
COUNTY:		212.75
ILLINOIS:		425.50
TOTAL:		638.25
04-06-406-009-0000 20170801681033 1-981-535-680		

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This Instrument was prepared by:

Ginali Associates PC
947 N Plum Grove Rd
Schaumburg IL 60173

Please send subsequent Tax Bills to:

Eryk Piatkowski
23696 N. Elm Road
Lincolnshire, IL 60069

Property of Cook County Clerk's Office

PAS Number: 0154040299

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EXHIBIT A

LOT 96 IN CHARLEMAGNE UNIT 1, BEING A SUBDIVISION OF PART OF SECTION 6, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 6, 1966 AS DOCUMENT NUMBER 2269961, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 3849 Brittany Road, Northbrook, IL 60062

Property of Cook County Clerk's Office