

# UNOFFICIAL COPY



This Document Prepared By:

Potestivo & Associates, P.C.

Bela Dalal

223 W Jackson Blvd., Suite 610

Chicago, Illinois 60606

Doc# 1730013026 Fee \$44.00

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

KAREN A.YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/27/2017 11:35 AM PG: 1 OF 4

After Recording Return To:

Robert Janowicz

7742 W Higgins Rd

Chicago, Illinois 60631

## SPECIAL WARRANTY DEED

THIS INDENTURE made this 21 day of Sept, 2017 between **HSBC Bank USA, National Association, as Trustee for ACE Securities Corp. Home Equity Loan Trust, Series 2006-FM1, Asset Backed Pass-Through Certificates** whose mailing address is **C/O Ocwen Loan Servicing, LLC, 1661 Worthington Road, Suite 100, West Palm Beach, FL 33409** hereinafter ("Grantor"), and **Robert Janowicz, A Single Person** whose mailing address is **7742 W Higgins Rd, Chicago, IL 60631** (hereinafter, [collectively], "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars and 00/100 (\$**10.00**), 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 **3033 North Davlin Court, Chicago, IL 60618**.

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.

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

*R*

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of the Grantee forever.

Executed by the undersigned on Sept 21, 2017:

GRANTOR:

HSBC Bank USA, National Association, as Trustee for  
ACE Securities Corp. Home Equity Loan Trust, Series  
2006-FM1, Asset Backed Pass-Through Certificates

By: Thania Nunez  
By: Ocwen Loan Servicing, LLC, as Attorney-In-Fact

Name: **Thania Nunez**  
Title: **Contract Management Coordinator**

STATE OF Florida SS  
COUNTY OF Palm Beach

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Thania Nunez, personally known to me to be the Contract Management Coordinator of Ocwen Loan Servicing, LLC, as Attorney-In-Fact for HSBC Bank USA, National Association, as Trustee for ACE Securities Corp. Home Equity Loan Trust, Series 2006-FM1, 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 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.

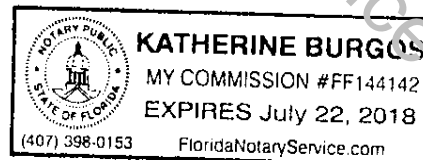
Given under my hand and official seal, this 21 day of Sept, 2017

EB 9-21-17  
**Personally Known To Me**

Commission expires —, 20—  
Notary Public

Katherine Burgos

SEND SUBSEQUENT TAX BILLS TO:  
**Robert Janowicz**  
**7742 W Higgins Rd**  
**Chicago, IL 60631**



POA recorded 5/30/2014 as Instrument No: 1415054136 ✓

**REAL ESTATE TRANSFER TAX**

27-Oct-2017



**CHICAGO:** 2,175.00  
**CTA:** 870.00  
**TOTAL:** 3,045.00 \*

13-26-114-008-0000 | 20170901630331 | 1-433-165-856

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

**REAL ESTATE TRANSFER TAX**

27-Oct-2017



**COUNTY:** 145.00  
**ILLINOIS:** 290.00  
**TOTAL:** 435.00

13-26-114-008-0000 | 20170901630331 | 2-012-766-240

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## Exhibit A

### Legal Description

LOT 56, IN HAUSSEN'S SUBDIVISION OF LOT 2 OF HAUSSEN'S SUBDIVISION IN SEEGER'S ADDITION TO CHICAGO, A SUBDIVISION OF LOTS 4, 5 AND 14 IN DAVLIN, KELLY AND CARROLL'S SUBDIVISION OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 13-26-114-008-0000

Property of Cook County Clerk's Office

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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